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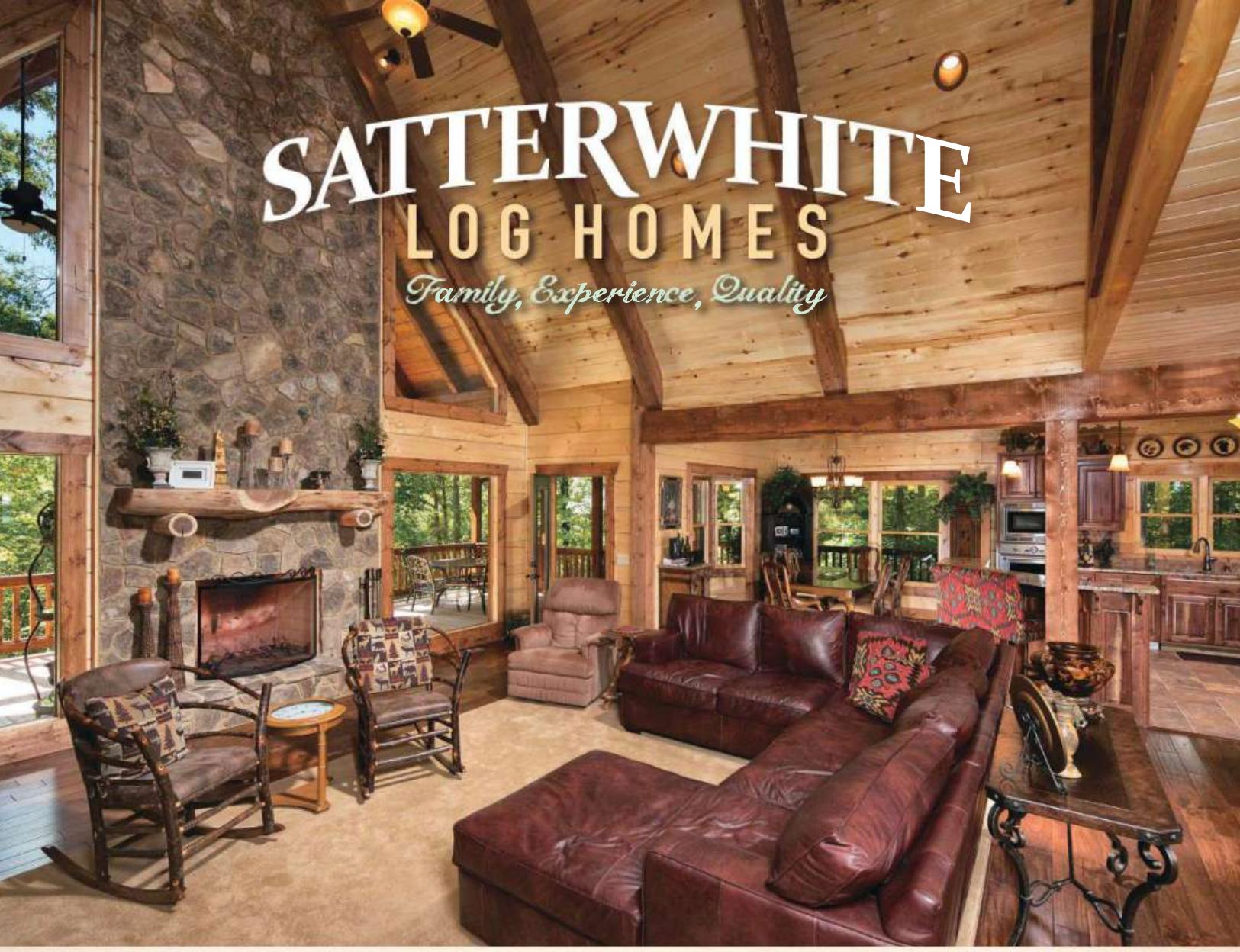
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Home by Sisson, Dupont and Carder. Photo by Franklin & Esther Schmidt.

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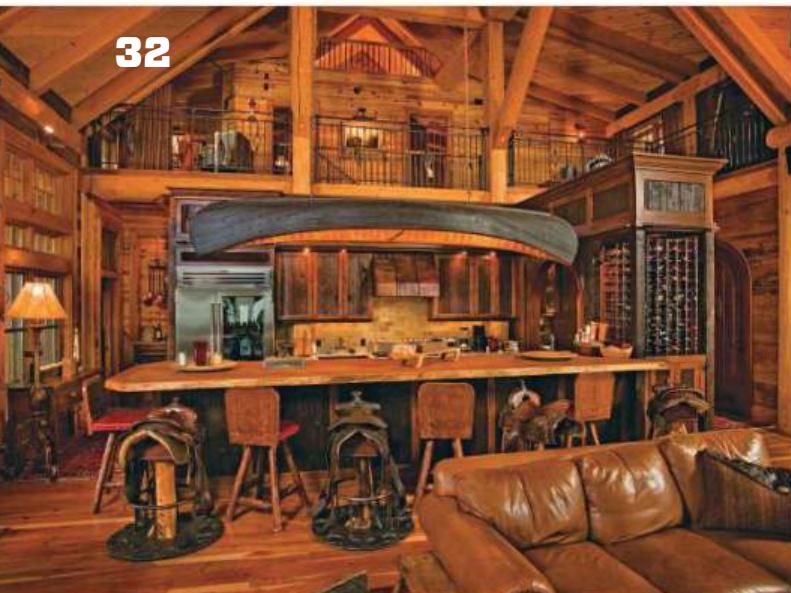
Celebrate the season with our 10-page gallery of holiday homes.



A Montana log retreat is the perfect forever home for a pair of former nomads.

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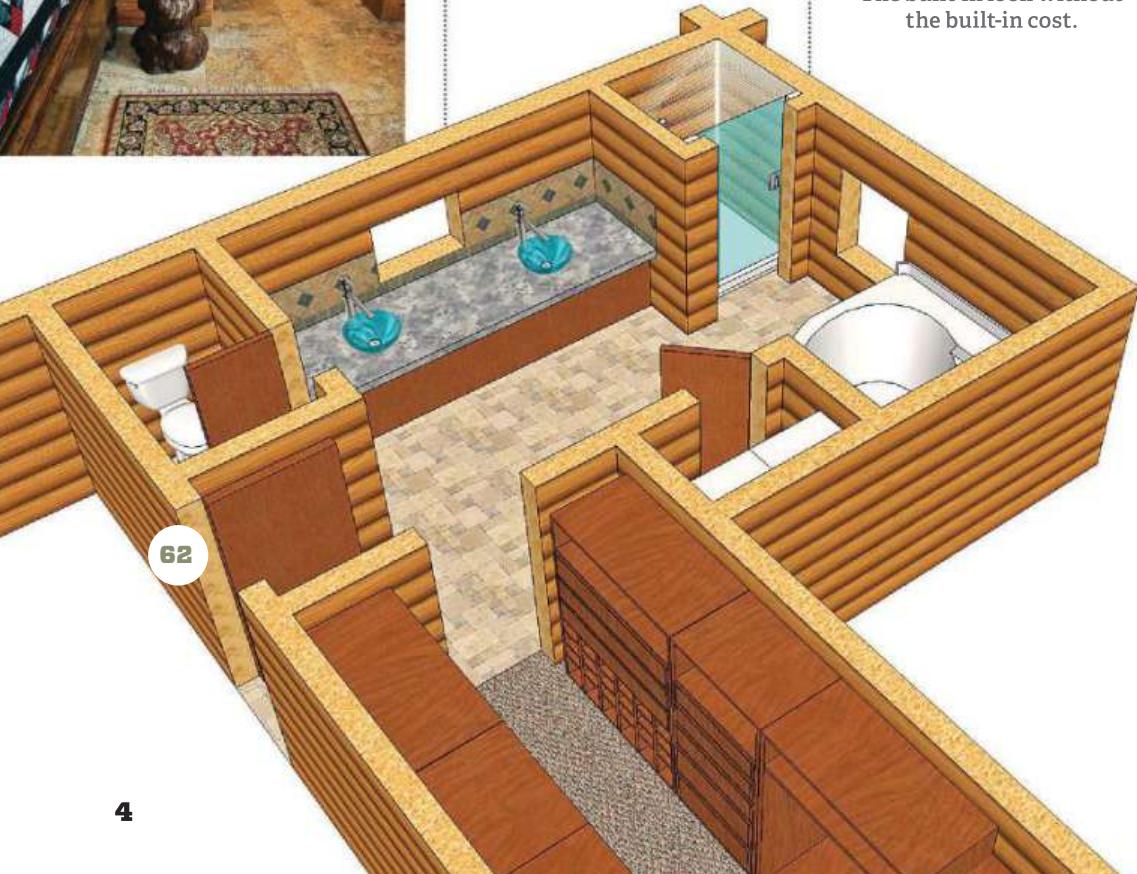
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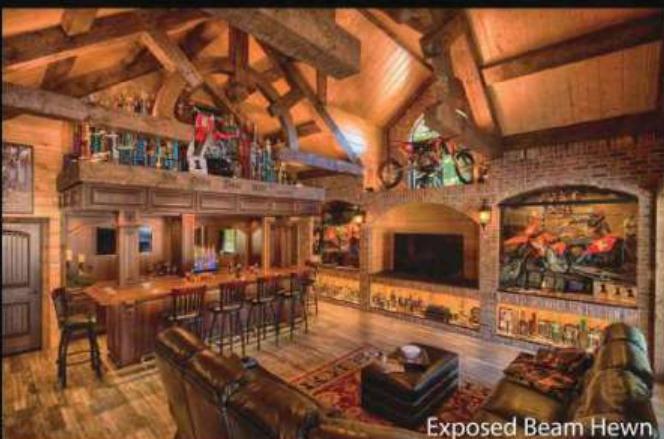
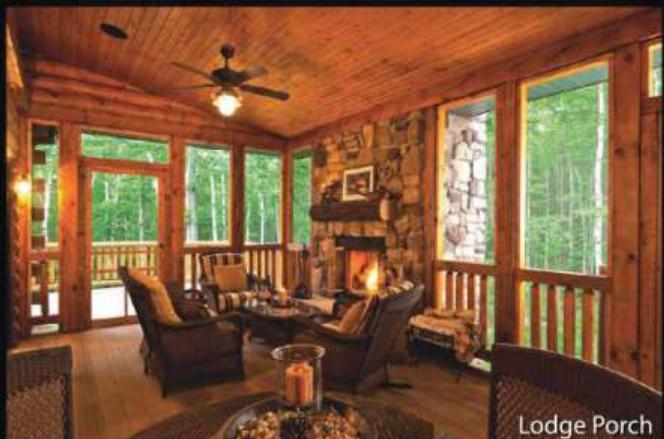


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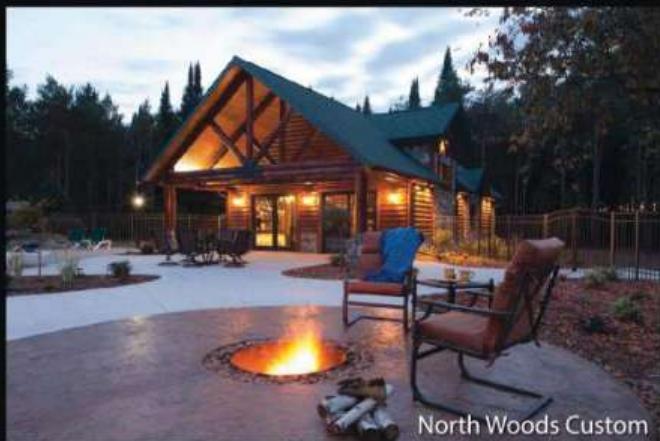
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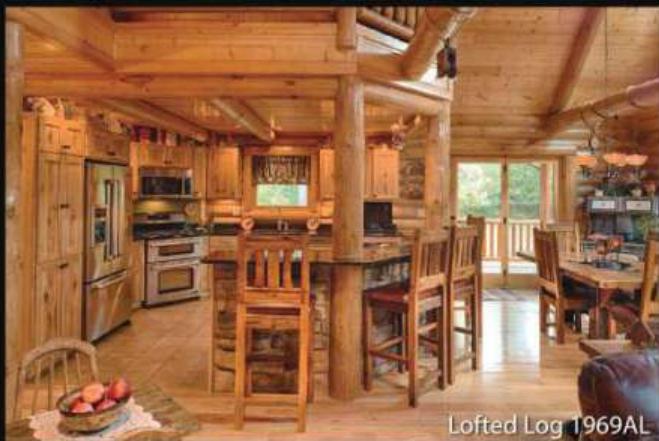
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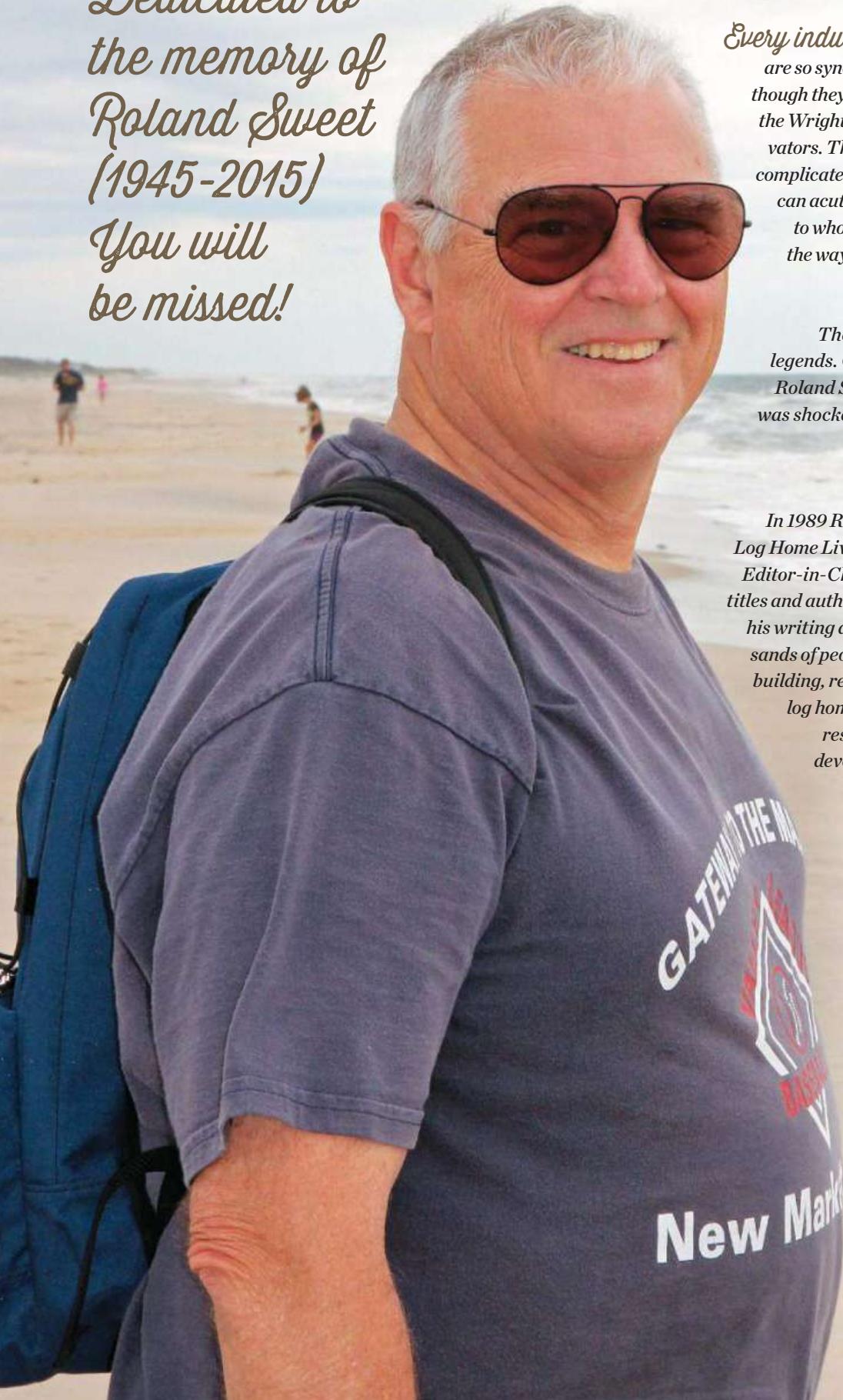
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the memory of  
Roland Sweet  
(1945-2015)  
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be missed!*



*Every industry has its icons. The people who are so synonymous with the field they serve, it's as though they are one with it. People like Henry Ford, the Wright Brothers, Steve Jobs—they're the innovators. The problem solvers. The people who take complicated ideas and simplify them so that people can actually use them. They are the trusted ones to whom others turn to forge the path and lead the way. When they're gone, the void they leave behind is vast, but their legacies live on.*

*The log home industry lost one of our own legends. On July 24th, Log Home Living Editor Roland Sweet passed away suddenly. Our staff was shocked and bereaved to its very foundation.*

*Roland was a respected author, editor, and 30-year veteran of this industry.*

*In 1989 Roland was named the founding editor of Log Home Living. During his career, he served as the Editor-in-Chief of three other log and timber home titles and authored two books on the subject. Through his writing and his workshops, Roland helped thousands of people realize their own dreams of buying, building, renovating, and outfitting their very own log homes. In his private life, he was an animal rescuer, a pilot, an avid baseball fan and a devoted husband. He was passionate about everything he did, and it showed.*

*Since Roland's death, phone calls and emails poured in from the log home industry and beyond to express their condolences. Everyone will miss*

*Roland's quick wit, his "salty" demeanor and his kind heart. His admirers related stories of time spent with him both professionally and personally. Though each tale was unique, there was a common theme: He was, and will continue to be, a log home legend.*

**New Market**

*We dedicate this issue to you, Roland Sweet, for your guidance, your dedication and your vision. The path is clear, our friend. Your legacy will live on.*

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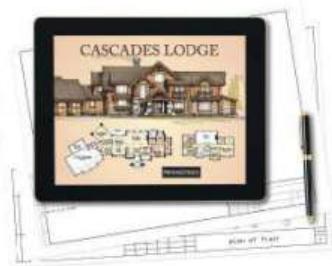
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**White Christmas.**

Could this be Santa's Workshop? The understated elegance imparted by simple strands of lights against a snow-covered log home create a holiday scene worthy of good ol' St. Nick.



*Merry  
and  
Bright*



**Every home lights up for the holidays, but there's something about a log home, trimmed for the season, that's a little bit more magical than the others. They're eye-catching, warm and oh-so cozy. We offer you a gallery of festive homes to get you in the holiday spirit.**

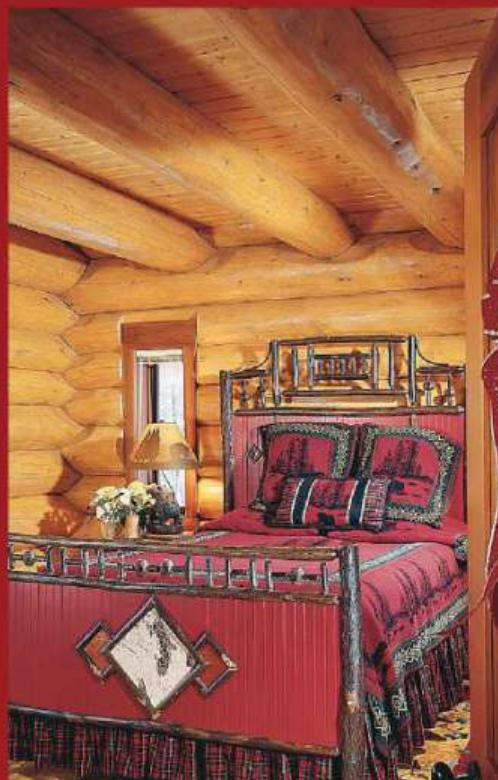




Heidi Long photos

### Happy Holidays.

From stockings hung by the chimney with care (opposite) to cookies and cocoa by the tree (above); an inviting entryway that welcomes family and friends with open arms (far right) to collapsing in the comfort of holiday-inspired bedding at the end of the evening (right), every space in a log home deserves a little holiday attention.



FAVORITE

festive decor



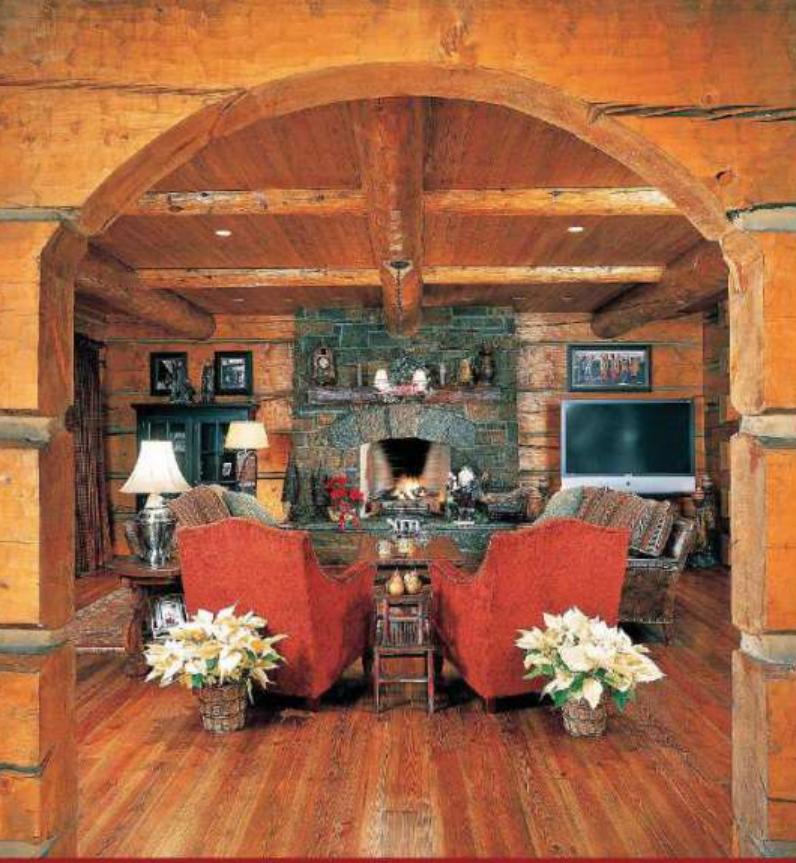
Jim Barnes Log and Timber Homes photos



**Deck the Halls.** This magnificent home is the epitome of rustic Christmas elegance. Natural pine boughs wrap along the exterior timber posts and beams (opposite top and left) — a perfect complement to the rough hewn texture of the logs and trim. That naturalist vibe is carried inside with the whimsical tree, and mantel, decked out in golden pine cones, burlap and ornamental twigs and grasses (opposite bottom and below). The result is nothing short of gorgeous.

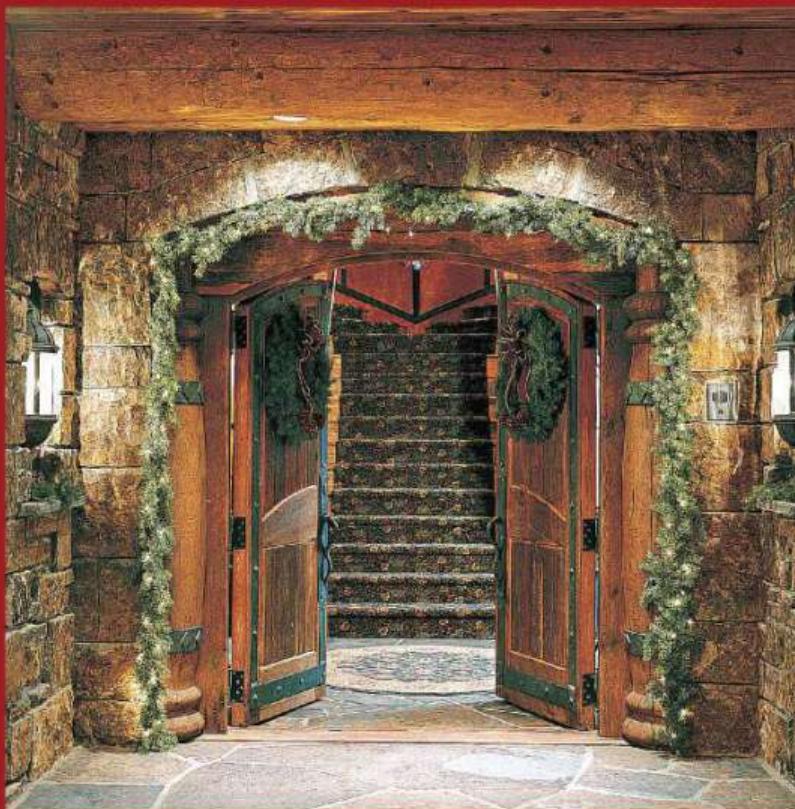






### **The Most Wonderful Time of the Year.**

December is the month when nearly everyone brings a little of the outdoors in. Garland, wreaths, trees and poinsettias take center stage around the world. But no where do they look more natural than in a log home.



## festive decor



**Holly and Mistletoe.** A guest bath gets spruced up for the season. Splashes of red and green are a perfect color scheme in a log home.

LEFT: BILL MATTHEWS PHOTO; RIGHT: FRANKLIN & ESTHER SCHMIDT PHOTO



**Have Yourself a Merry Little Christmas.** From the staff of *Log Home Living*, we wish you a happy, healthy holiday season.



Set on four pristine acres overlooking Flathead Lake, this 5,200-square-foot home serves up breathtaking views of mountains and water. "The scenery looks different every day," says owner Tom Murphy. "When we look out the window, we realize how blessed we are to be here."

# Home at

story by STACY DURR ALBERT photography by HEIDI A. LONG

# Last

A Montana log retreat is the perfect forever home for a pair of former nomads.





First impressions are lasting, so when the homeowners couldn't find a front door they liked, they asked builder Greg Lee to make one. Hand-peeled lodgepole pine logs and Montana moss rock by Heritage Hearths Masonry of Kalispell offset the beautiful door.

**A 20-foot ceiling adds grandeur to the great room, while the warmth of the log walls maintains a sense of coziness.**





**Judy uses the loft as an office and crafting area. It also doubles as extra sleeping quarters—for humans and canines alike—when the home is bursting at the seams with guests.**

**A**fter moving from one city to another every few years, Tom and Judy Murphy were more than ready to put down some roots. Though their careers had taken them to urban areas from the Eastern Seaboard to the Hawaiian Islands, when it came time to find a permanent place to call home, the couple found themselves drawn to the rugged wilderness of Montana.

“We loved the idea of being near lakes and mountains,” explains Tom, a hiking and skiing enthusiast. “We wanted a place that offered a quiet refuge with ample opportunity to enjoy the great outdoors. When we visited Montana’s

Flathead Valley, we knew it was a perfect fit.”

As the couple explored available lots overlooking Flathead Lake, they came upon an awe-inspiring log home for sale and were intrigued. “We both had great memories of staying in log cabins in parks as children,” shares Tom. “This house needed too many modifications to work for us, but it sparked the idea to build one of our own.”

The inherent warmth and rustic appeal of a wood structure enticed the Murphys, but logs also were appealing for their energy efficiency. The thermal mass of large-diameter logs makes them natural insulators against cold weather,

an important consideration in the harsh Montana climate.

After purchasing a pristine lot with breathtaking lake and mountain views, the couple pored over log home magazines to gather ideas and to research log home companies. It didn’t take long for them to discover a gem right down the road—Montana Log Homes in Kalispell.

“As soon as we spoke with the folks at Montana Log Homes, we knew we’d found true craftsmen we could trust,” recalls Tom.

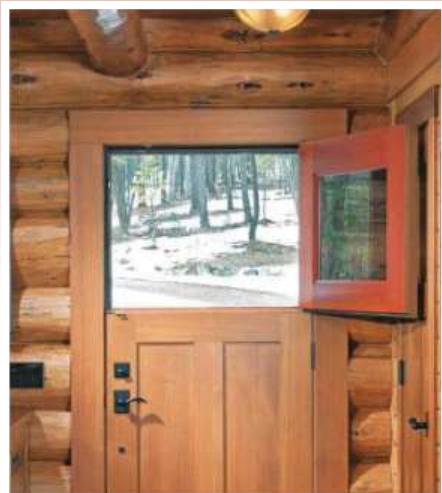
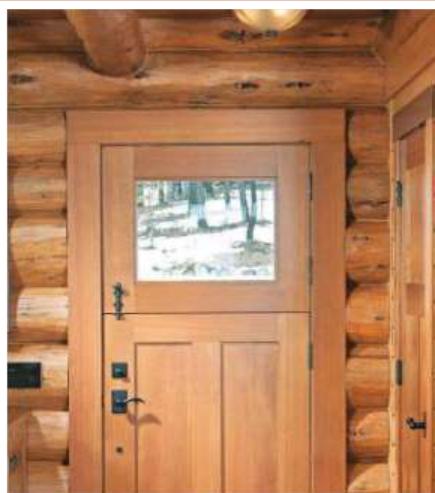
Known for building custom log homes tailored to each client, the team at Montana Log Homes helped the couple fine-tune their design ideas. Then they



**Granite countertops and maple cabinetry by Cornerstone Cabinetry of Kalispell offer a clean, polished look in the kitchen. Since the logs throughout the home have such character, the Murphys wanted to shift away from rustic and offset it with clear wood tones.**

## FRONT DOOR

*The custom crafted Dutch door was a stroke of inspiration from homeowner Judy Murphy.*



**BELOW:** The dining room showcases Tom Murphy's craftsmanship skills. He made the table and the caribou antler chandelier, but credits wife Judy for inspiring the design.



referred the Murphys to local builder Greg Lee of Lee Building Company in Whitefish. When Greg first met with Tom and Judy, he was amazed at the stacks of detailed plans they brought with them.

“Tom had specs for everything,” recalls Greg. “He came up with his own design and had every detail mapped out, including plumbing and electrical considerations.”

The detailed plan emphasizes functionality and comfort, with good flow between rooms. “We wanted our house to be comfortable for our day-to-day living and for entertaining,” shares Tom. “We also wanted to capture plenty of light and the spectacular views of the lake and the Swan Mountains.”

The 5,200-square-foot layout, which Tom finalized with designer Eric Bachofner of Montana Log Homes, features a three-chamber log structure with a central core of common space flanked by expansive wings on each side. A loft and walkout basement provide additional living space.

“I like that we have plenty of space in the home, but we still have a sense of intimacy,” says Tom. “For example, we added the loft in order to lower the ceiling height over the kitchen, dining and entry areas, following a principle of Frank Lloyd Wright’s to ‘compress’ visitors when entering and draw them



into the space."

When visitors enter the full-log home, they are ushered into a space that exudes warmth and come-on-in comfort. Visitors feel like they've stepped right into a mountain lodge, courtesy of the home's 13- to 14-inch diameter lodgepole pine logs that add instant character to the setting. The full-length logs were hand-peeled with a drawknife and then crafted in the Scandinavian full-scribe method with a Swedish cope on all exposed ends—each log is precisely cut to fit the natural shape of the log below it.

"It's amazing—the fit is so tight that you can't slide as much as a piece of paper between the logs," says Tom.

The building process went so smoothly that Tom actually felt a little

sad when it was over. "The project was so much fun that I was sorry to see it end," recalls Tom, who was living in Dallas during construction. "My friends were amazed that I wasn't at the site every week, since I'm the type of person who likes to oversee things, but I told them, 'You haven't met my amazing builder!' Success is all about hiring the right people and then getting out of their way."

The Murphys couldn't be happier with the team who built their home. They feel that the project was a true collaborative effort and a creation from the heart. "We put everything we have into our designs," notes designer Eric Bachofner. "We treat each as someone's dream home, not just another job."

The love infused in the Murphys'



**LEFT:** Beautiful Montana moss rock graces the great room's majestic fireplace, crafted by Heritage Hearths Masonry in Kalispell.

**ABOVE:** This detailed view of the staircase reveals the artistry of the home's hand-scribed lodgepole pine. The wrought iron spindles lighten the feel of the logs.

home shows up in their decor as well, from an Amish-crafted bedroom set they purchased when they first got married, to countless cabinets, tables, and other furnishings that Tom built himself.

"It truly was a labor of love," says Tom. "We feel so blessed that we were able to create a retreat for our friends and family. When people come over, they feel incredibly comfortable here, and they always want to come back."

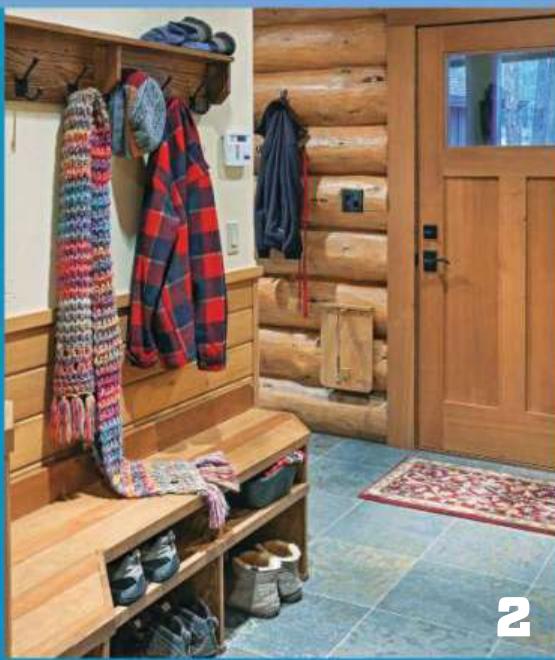
Looking at the beauty of the log structure, framed by the majestic mountains in the distance and the serenity of Flathead Lake below, it's easy to see why guests are so enamored—and why the Murphys know they have finally moved into a place they can call home forever. **L**



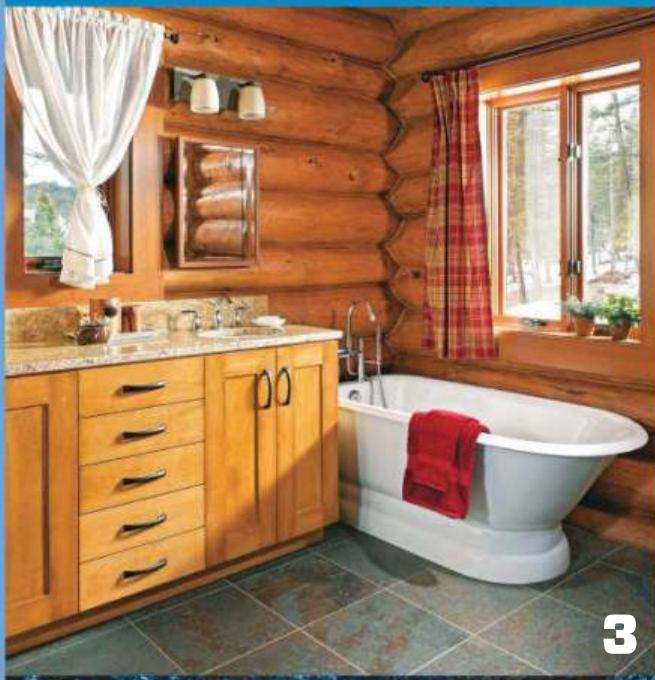
The holidays are even more magical when they're dressed with views of Flathead Lake. A duo of armchairs by the moss rock fireplace provides the perfect place to sidle up with a glass of wine and share some holiday cheer.



1



2



3

## HOME DETAILS

**Square Footage: 5,200**

**Log provider:** Montana Log Homes  
(406-752-2992; [montanaloghomes.com/lhl](http://montanaloghomes.com/lhl))

**Builder:** Lee Building Company  
(406-862-1643)



# floor plan

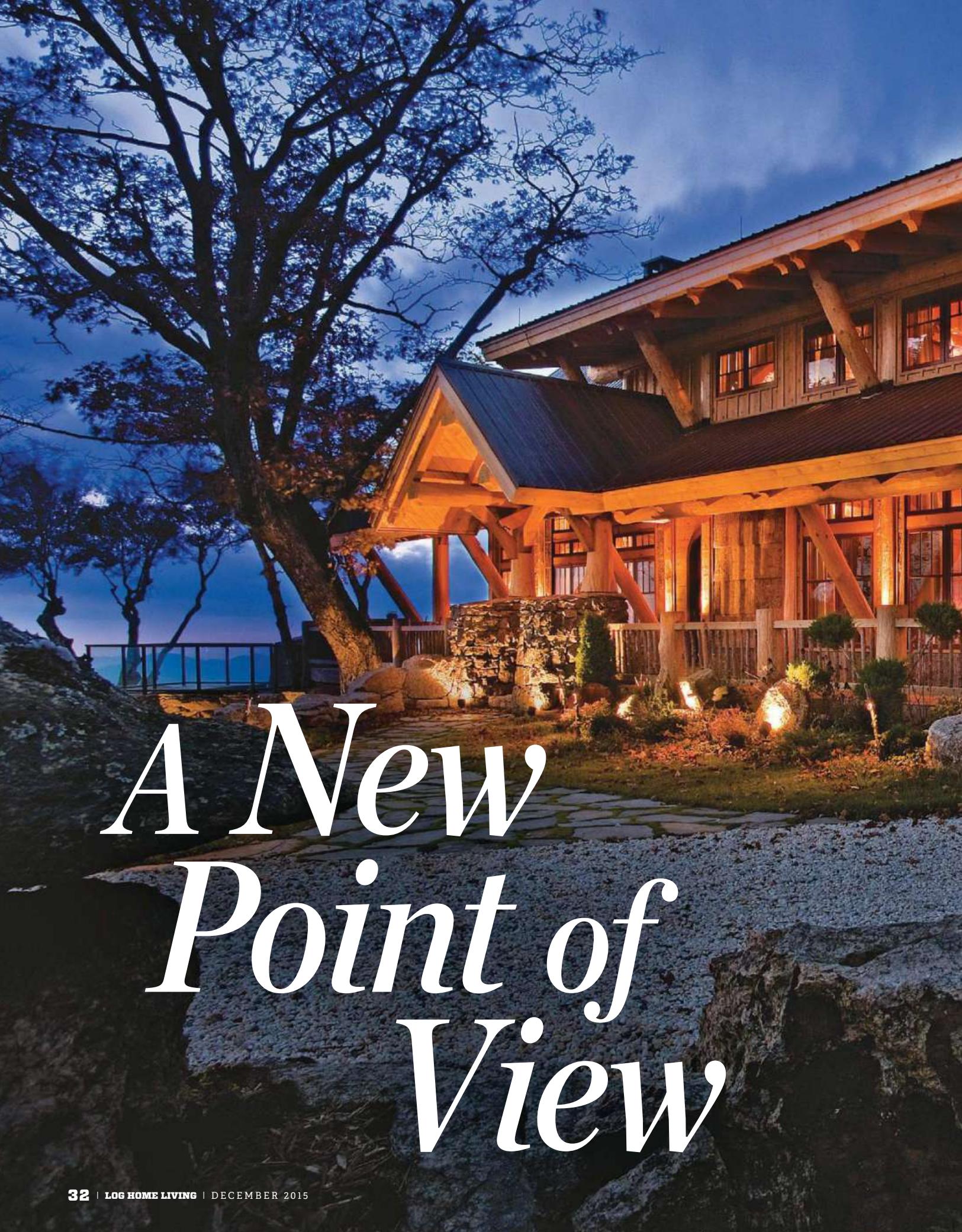


**Brazilian slate flooring** makes a style statement in the master bath, where sophisticated maple cabinetry and granite countertops add a subtle note of elegance.

The sizable mudroom is practical for this active family of skiers. It affords enough room to strip off ski gear and deposit it directly into the laundry. The durable slate flooring is easy to care for.

The door and window trim in the office and throughout the home feature vertical grain Douglas fir with a clearer grain that offsets the rustic logs.



A large, two-story log cabin with a stone fireplace and a deck overlooking a valley at dusk. The cabin is illuminated from within, and the surrounding landscape is dark with some foliage in the foreground.

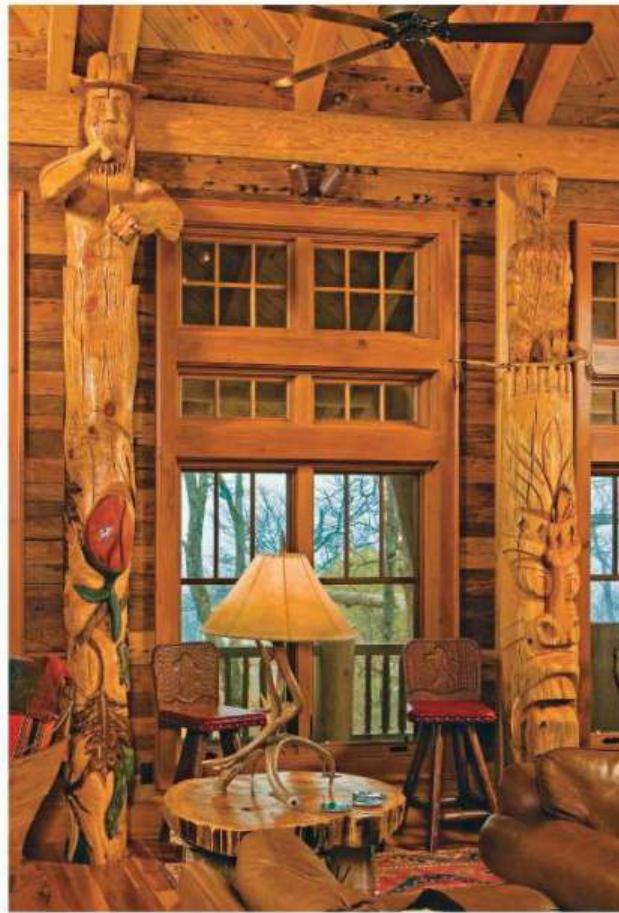
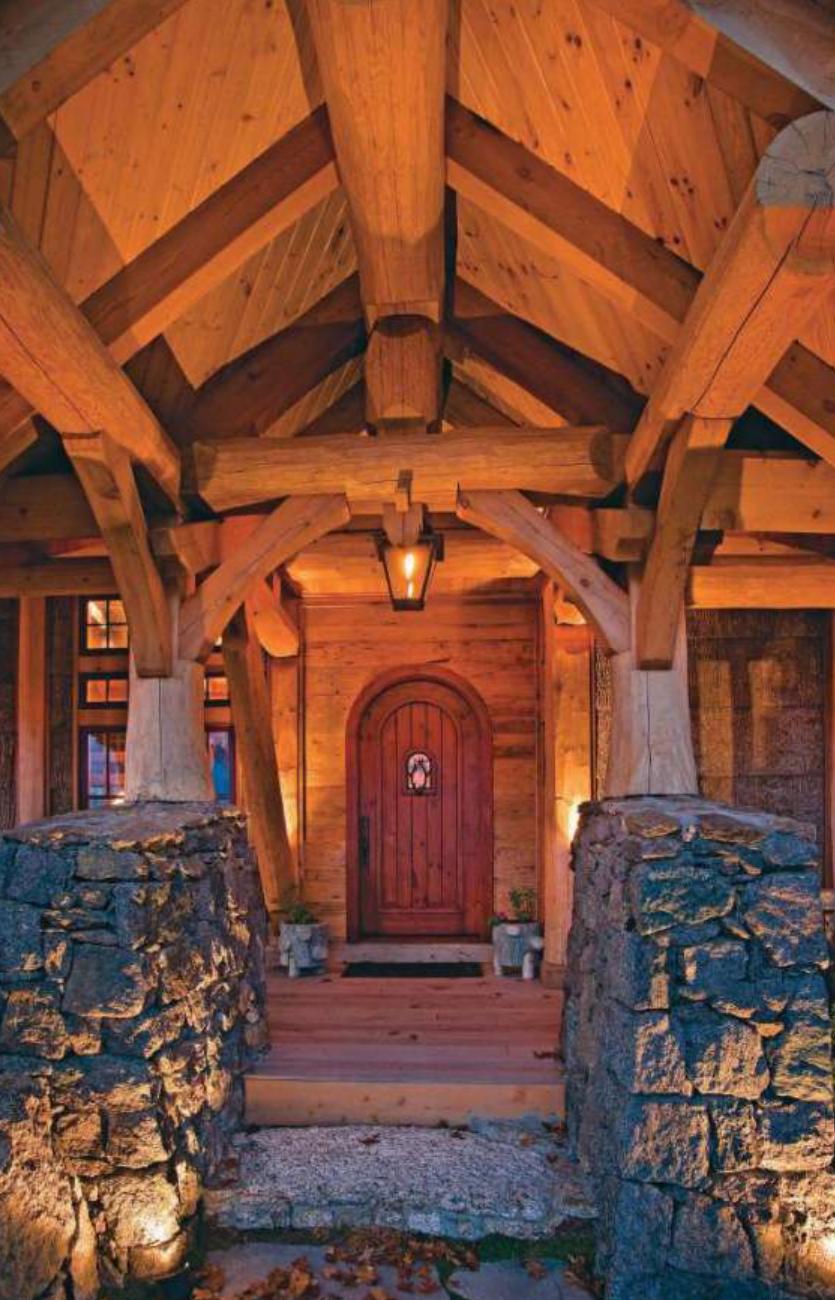
# A New Point of View



Set on a ridge line with a 360-degree vista, the custom wood home is at an elevation of 4,800 feet, affording spectacular views of the Blue Ridge Mountains, the Tennessee Valley and even Mount Mitchell, the highest peak of the Appalachians.

The best of log construction and timber framing come together, creating a piece of art you can live in.

story by STACY DURR ALBERT photography by JOSEPH HILLIARD



**LEFT:** Angled logs sit on tapered piers of stacked stone to support a sloped roof made of Corten steel, which will weather to a perfect timeworn patina.

**ABOVE:** The totem poles are one-of-a-kind works of art created by artists in the Eagle's Nest Community. The homeowners incorporated them throughout the house to impart a Native American flair.

**A**s an internationally acclaimed home designer, Allen Halcomb is certainly no stranger to unusual requests from his clients. But when Allen received a call from North Carolina property developer John Turchin, the directive was one for the record books. “John asked me to create a style of architecture that didn’t exist yet,” recalls Allen with a laugh.

The design idea that John had in mind for the exclusive “Eagle’s Nest” community he owned in the Blue Ridge Mountains was something he dubbed

“Nouveau Adirondack,” a style that combines two traditional building methods in one: loghome construction and timber framing.

“It’s a true timber frame structure rather than a hybrid,” explains Allen, owner of MossCreek Designs in Knoxville, Tennessee. “The old English method of half-timbering is used to put up an open-air barn frame, and then log walls are put in between the posts.”

Inspired by several amenity buildings that Allen had previously designed, John forged ahead with his innovative idea, and it quickly took flight. “John’s

quite the visionary,” says Allen. “He loved what we had done for a pavilion, entry, barn and library on the property, and he asked us to design a custom home with the same vernacular.”

The unconventional idea didn’t faze Allen and his team in the least—they had plenty of experience with distinctive log, timber and hybrid structures, both in the U.S. and abroad. “We are the authors of some of the most popular styles of log-and-timber architecture,” shares Allen.

When Allen met with the future homeowners, they had one priority for their custom home: to capture



A stacked-stone fireplace in the great room creates the perfect focal point to the timber frame, log and western red cedar walls. The soaring height draws visitors' eyes upward so they can better appreciate the artistry of the wood frame.



**Talk about a kitchen filled with all the right ingredients! This character-filled setting boasts custom cabinetry made from recycled hemlock. An antique canoe was repurposed to house task lighting over the center island, where a live-edge wood countertop takes center stage.**

**Guests love to saddle up for great food and conversation on the whimsical barstools.**



the setting's breathtaking panoramic views, which include the Blue Ridge Escarpment to the east, and the majestic Smoky Mountains to the west. Siting the home just right on the lot was key.

"We met on the site and I designed the house while standing there," recalls Allen. "It was the best way to ensure the house would capture the views and fit the landscape without dominating it or taking away from its beauty."

After the site visit, Allen and the homeowners finalized the details. The couple had a classic checklist: a master suite on the main level, a spacious master bathroom, an area to entertain, and a square footage requirement of approximately 3,000 square feet.

"The size of the home is definitely appropriate for the site," says Allen. "With such a rare view, you don't want to conquer the landscape. Instead, you want to get beyond the dimensions of a floor plan and focus on the movement and drama of the home. You need to view it as a piece of art."

The artistry of the home came to life with the help of Nicola Logworks of British Columbia, Canada. Once Allen finalized the plan, he turned it over to John Boys, owner of Nicola. "He's incredible—he can build anything you can draw," shares Allen. "The wood package was designed and cut by computer, and then assembling it was almost like putting Tinker Toys together."

The home's distinctive wood package features gorgeous lodgepole pine logs with a 12-inch diameter. Outside, angled logs rest on tapered piers of stacked stone to support a dramatically sloped roof. The exterior showcases a combination of board-and-batten siding, and poplar bark. "This helps dress the architecture down, making it look like the home came out of the earth," says Allen.

To continue the "one with nature" theme, Allen designed the home to have

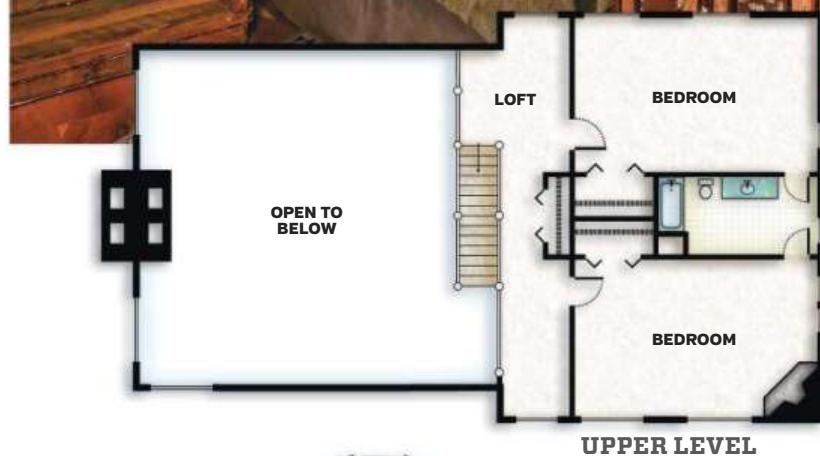
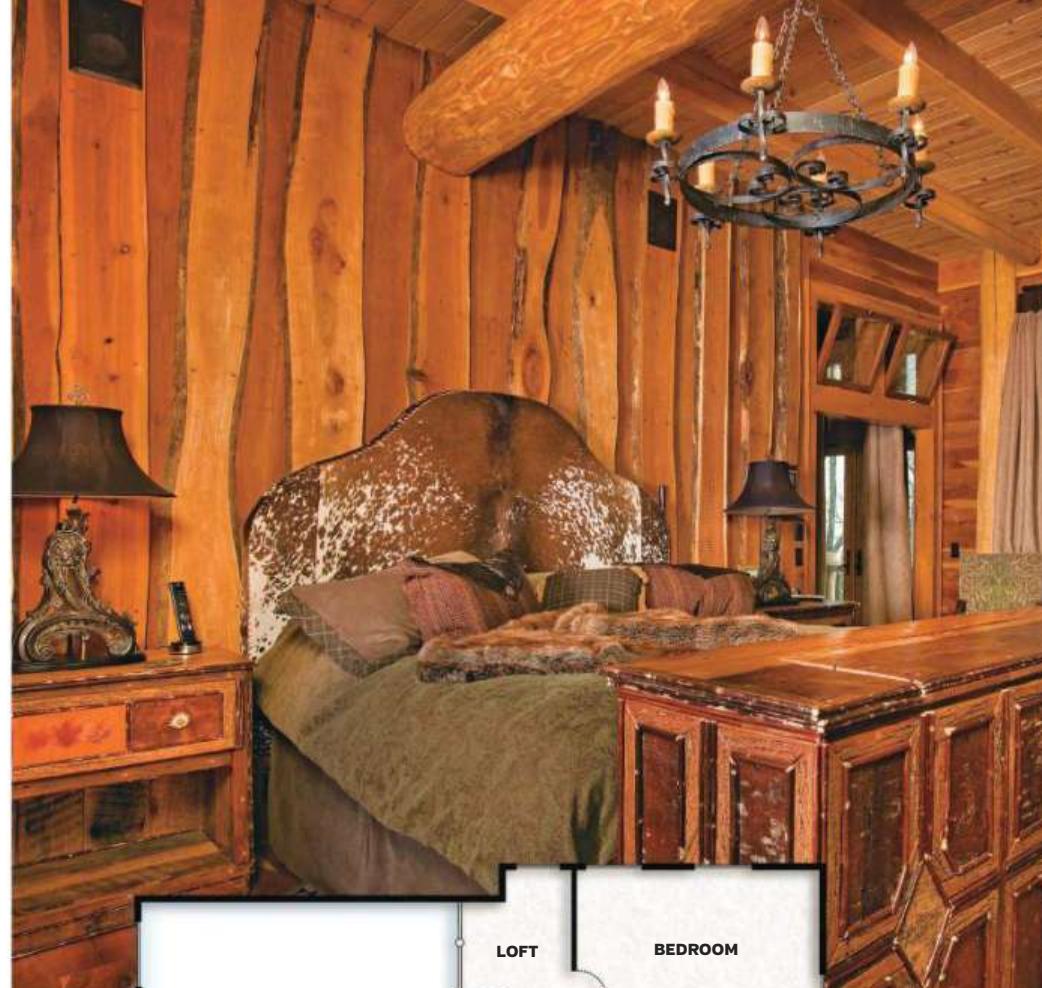
8-foot overhangs that do much more than simply manage the heavy snow loads each winter.

"The way the home naturally connects to the ground and then comes up and out with its overhangs and angled bracing makes it seem like a bark-clad tree coming out of the ground, spreading its branches," explains Allen. "The balanced horizontal and vertical elements create a unique architectural vocabulary that really marries into the context of the property."

The interior of the home is just as striking, thanks to the unique combination of full-log walls housed in a true timber frame, as well as custom accents throughout. For example, hand-carved totem poles interject a Native American theme, while an upside-down canoe serves as a unique vessel for task lighting above the kitchen island.

"Visitors are floored because the home is so jarringly different," says Allen.

It's easy to see why they are awestruck—the house, the setting and the spectacular view all come together to create a visionary residence that truly is in a class by itself. **L**



## HOME DETAILS

### Square Footage:

3,058

### Architect:

MossCreek Designs  
(800-737-2166,  
mosscreek.net)

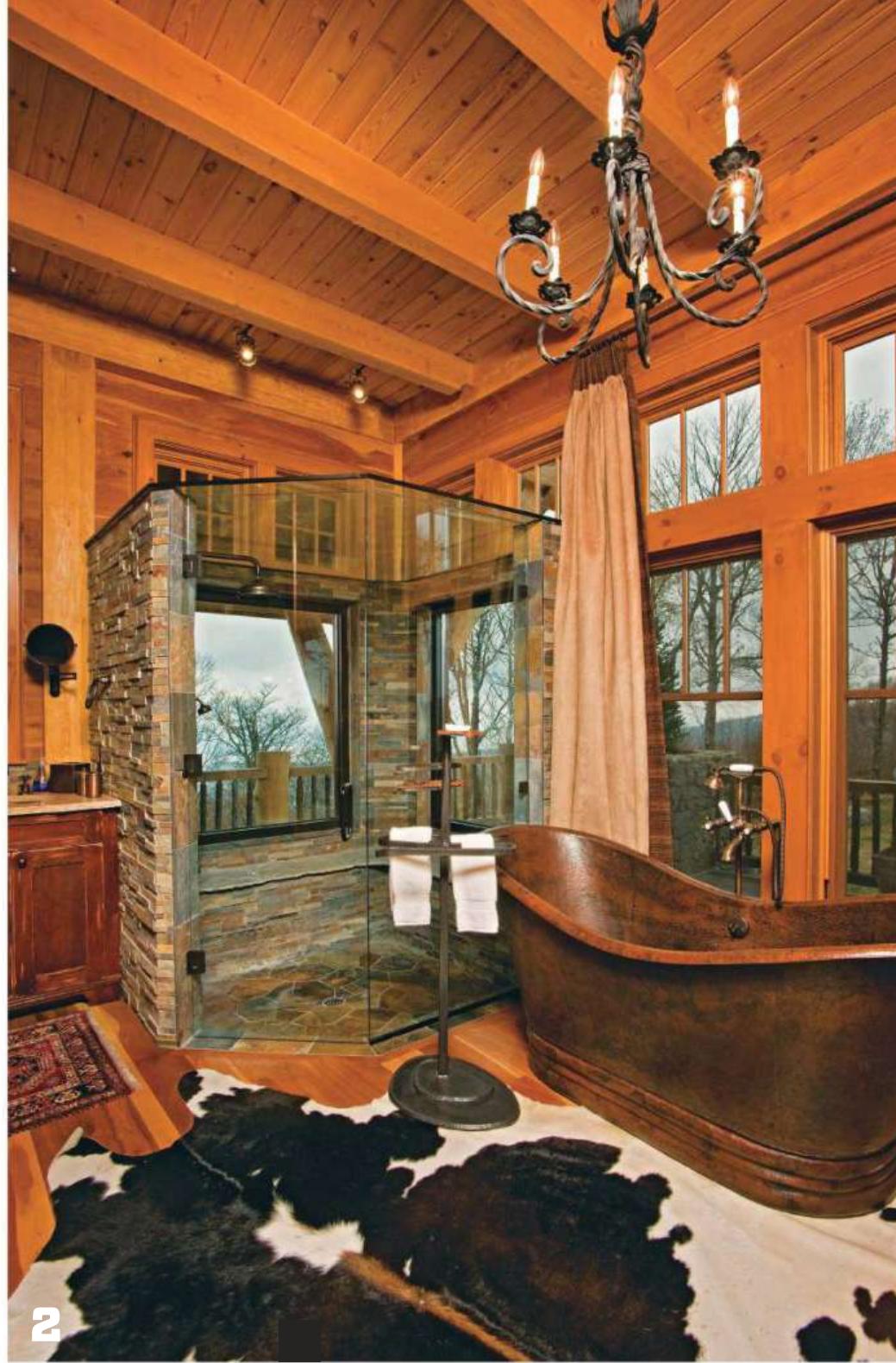
### Log Provider:

Nicola Logworks  
(250 378-4977,  
logworks.ca)

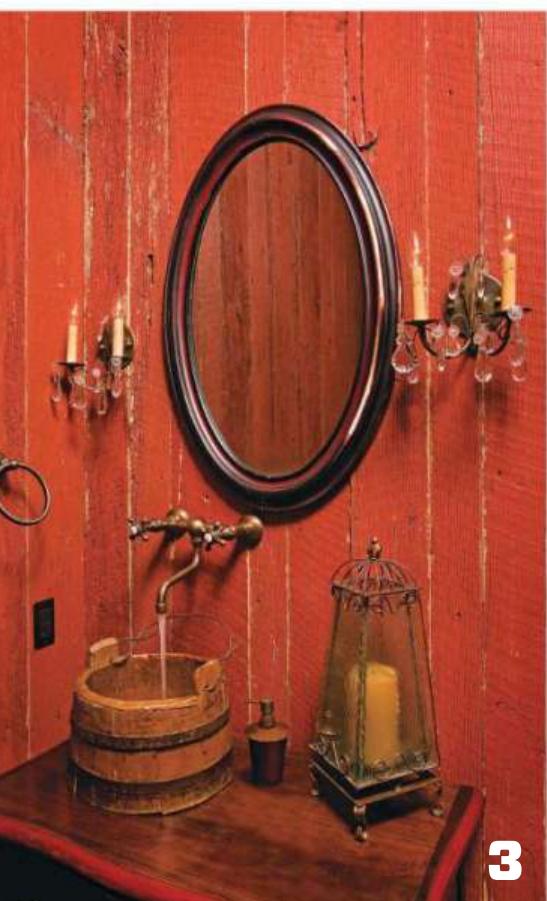




1



2



3

**1:** Antique heartwood pine from the floors of a local inn adds character to the master bedroom's walls, where a stacked stone fireplace provides warmth on chilly nights.

**2:** The natural beauty of stone and wood come

together in the master bath, where a hammered copper tub offsets a custom stone steam shower.

**3:** Reclaimed barn wood, painted an a weathered-crimson hue, adds a colorful backdrop to the wooden-pail-turned-sink

and the whimsical crystal teardrop sconces.



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Rocky Mountain Log Homes photo

# FLOOR PLANS

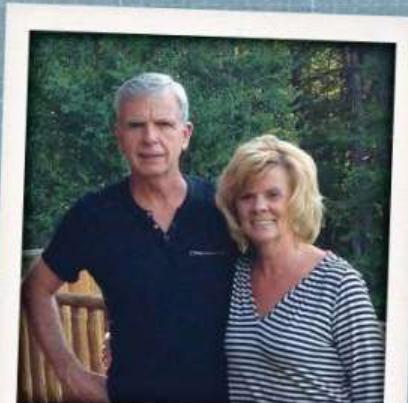
**REAL PEOPLE. REAL SOLUTIONS.**



*Mike and Melanie*



*Jami and Richard*



*Mark and Betty*

**42**

## PLAN AHEAD

This active, forward-thinking couple plans a log home they can enjoy now and when they retire.

**44**

## DESIGN SMARTS

Jami and Richard Cook's tight building site next to a nature conservation area called for a resourceful use of space.

**46**

## SWISS BLISS

The Platts, inspired by Alpine mountain chalets, plan a cozy log home for two.

**PLUS: A 12-page gallery of popular floor plans**

# At Home in the Great Outdoors

**M**ike and Melanie can't wait to move into their dream home on 20 acres of rolling land in Oconto County, Wisconsin. With cross-country ski trails to cut, plenty of room for hunting and waterways nearby, the location will suit this outdoors-loving couple for years to come.

**Why a log home:** "It's hard to explain," Mike says. "It's just a

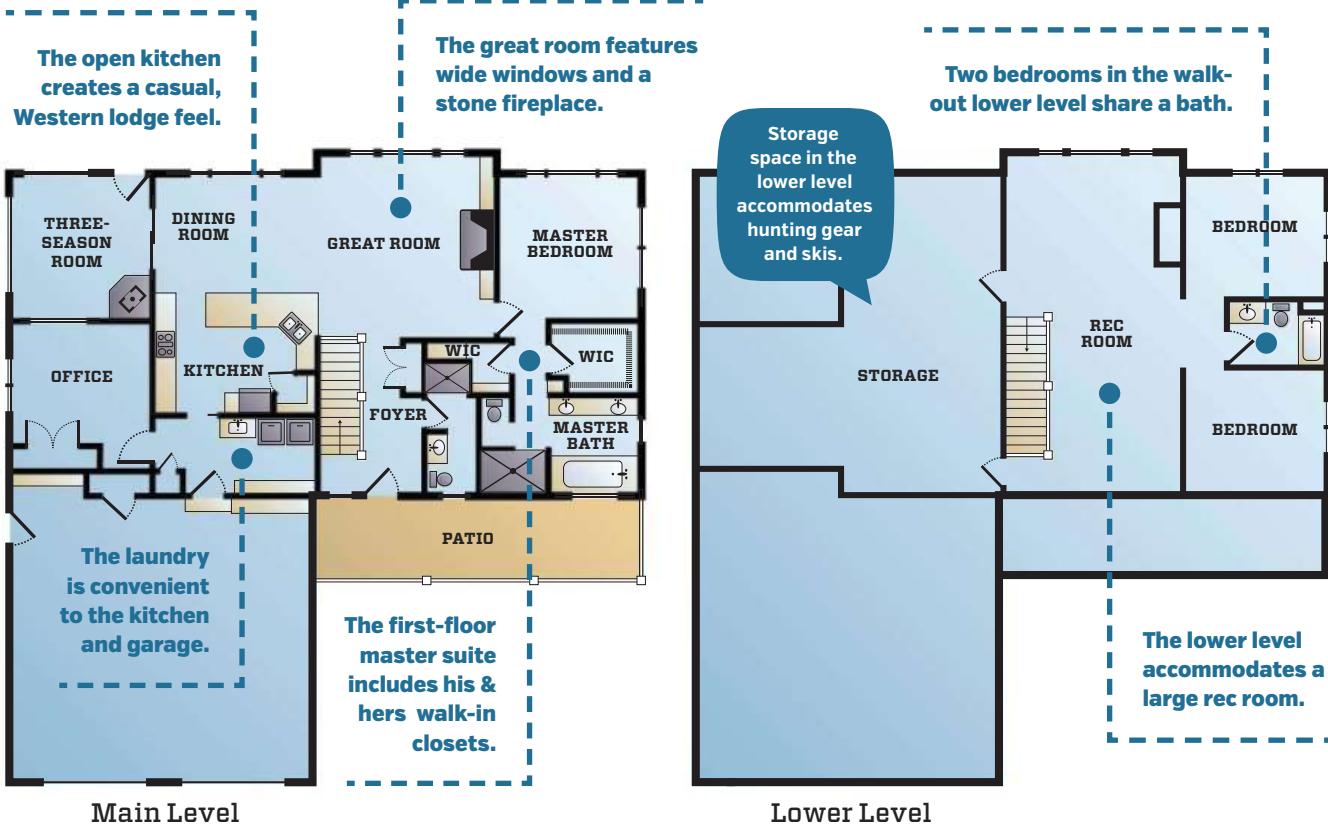
feeling you get when you walk in; a sense of relaxation." The couple plans to mix logs with other rustic materials in their home.

#### Most important features:

Because they hope to retire in the home, Mike and Melanie want a first-floor master bedroom. Mike's travels have inspired his dream of a home that "feels like it's out West." The home should fit with their active lifestyle.

## PLAN SPECS

**Square Footage:** 3,400  
**Bedrooms:** 3 **Baths:** 3



*Mike and Melanie*

## The Lowdown

The staff at Green Bay-based Wisconsin Log Homes helped the couple design a home with plenty of beams and distressed wood to give it that Western vibe. A wide open floor plan also contributes to the casual lodge style of living. Two fireplaces — one in the living room and one in the three-season room — will be faced with split stones from Montana.

## The Inside Scoop

Mike and Melanie call themselves “sunrise people,” and wanted a home with beautiful morning views. Custom homes can be designed to accommodate early birds or night owls, just consider:

- **NATURAL LIGHT.** If, like Mike and Melanie, you are up with the sun, your bedroom can face east and welcome morning light with wide windows or skylights. If you prefer to sleep later, plan for other spaces in your home to catch morning light, like a breakfast nook or the kitchen.
- **SOUND.** If your family members come and go at all hours of the day, consider placing the kitchen and TV-watching areas away from bedrooms, so early-morning or late-night noise won’t keep others awake.

■ **SCHEDULES.** As you design your home, think about when people will spend the most time together. Now try to imagine the type of space where you’d like to gather: A lake-view deck? A cozy seating area by the hearth? An oversized farm table in a screened porch? Talk over these ideas with your designer to ensure the space will fit your lifestyle.



# Tight Site, Designed Right

**T**he desire to escape city life led Jami and Richard Cook and their daughter to a piece of land overlooking a river about an hour outside of Toronto, Ontario. Although the property is situated within a small town, it has a natural feel, in part because it's adjacent to conservation land that can never be developed.

**Why a log home:** Jami has always enjoyed camping and being outdoors. A rustic home with large handcrafted logs suits the family's lifestyle.

**Most important features:** A home with plenty of windows and an open floor plan would take advantage of their river views. Guest rooms and flexible space would allow the couple to host their parents for long stays. The family was concerned about setbacks on their property – from the river and conservation land – that limited the space available for building.



*Jami and Richard*

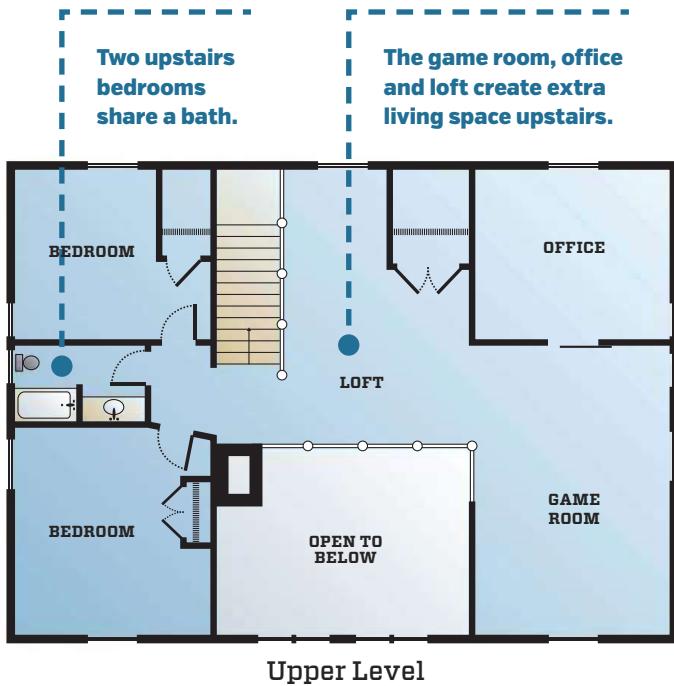
## The Lowdown

A classic floor plan that opens from a center entry is what architect Murray Arnott envisioned for the Cooks and their tight building site. He squeezed a garage on the road side of the house, connecting it to the home with a mudroom. Upstairs is a large space for guests, and the home is angled to take advantage of the best views.



## PLAN SPECS

**Square Footage:** 3,400  
**Bedrooms:** 3 **Baths:** 2 full, 2 half

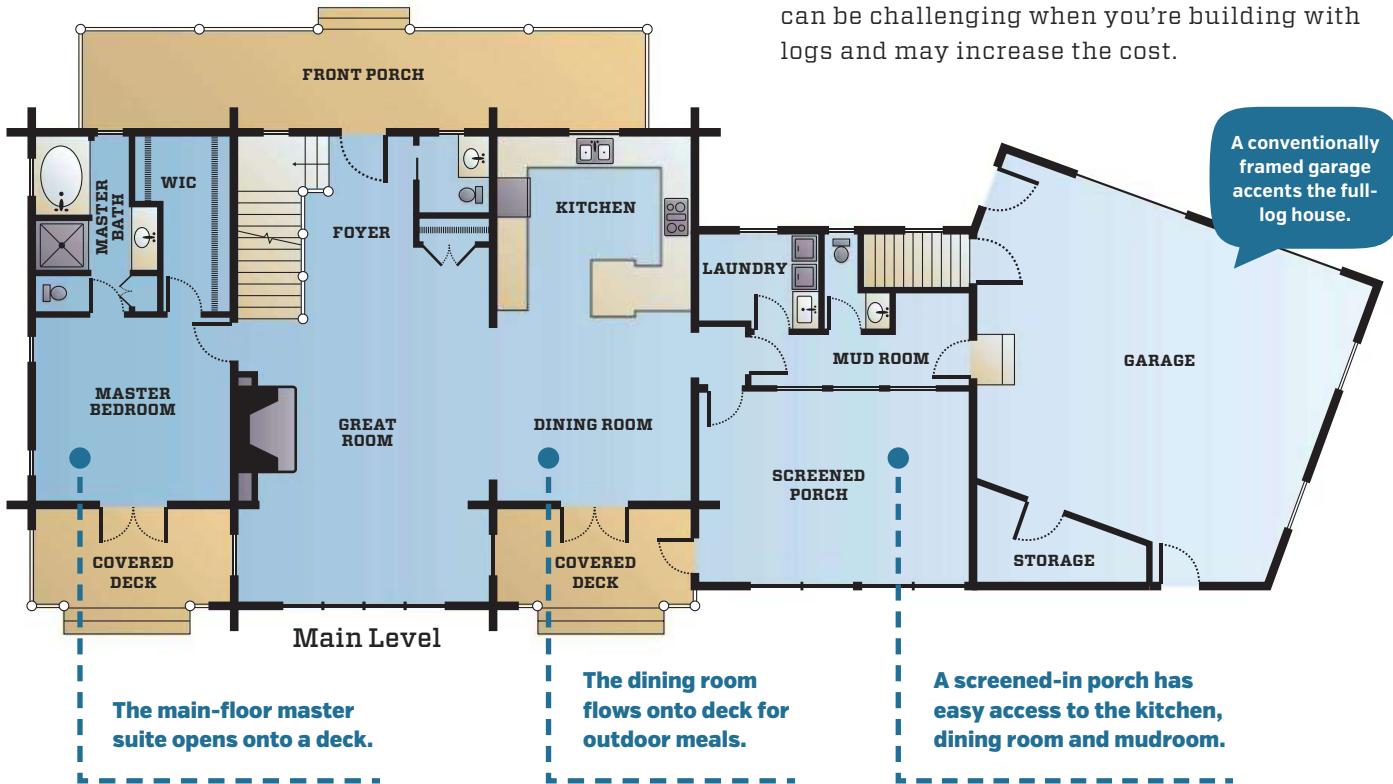


Upper Level

## The Inside Scoop

The Cooks' small buildable area impacted the design of their log home. If you're faced with a tight building site, keep these tips in mind:

- **KNOW YOUR SETBACKS.** A site survey will map out the boundaries of your land, but how close you can build to those boundaries, or to an adjacent feature, like a lake or pond, might be dictated by local ordinances. It's better to ask about setbacks before you purchase the property.
- **WATCH LOG CORNERS.** On your plan, do the corners of the home butt right up to the setback lines? If your logs will extend beyond the corners noted on your plans, they may be over the line. Talk about this possibility with your designer or local building code authority.
- **BUILD UP.** Adding a basement, second or even third floor could give you the square footage you need while keeping the footprint compact.
- **THINK OUTSIDE THE BOX.** For the Cooks' home, Murray Arnott designed a garage that is a polygon shape instead of a rectangle. Adding angles to your home might help you stay within setbacks. Be aware, though, that odd angles can be challenging when you're building with logs and may increase the cost.



# Alpine Chalet NY Style

## PLAN SPECS

**A** log home was a natural choice for Betty and Mark Platt's land amid the dairy farms and rolling hills of southern New York. For their dream home, the couple selected a site on a knoll overlooking a pond.

**Why a log home:** "It's been a dream of mine," Mark says. "The aesthetics of it have always appealed to me." For their picturesque setting, the couple wanted a natural home that fit in with their surroundings. "I didn't want to look at sheet-rock," Mark says.

**Most important features:** The Platts wanted a home that would work well for the two of them, but also accommodate visits from their grown children and grandchildren. They wanted a classic Swiss chalet look and feel, which will feature a gable roof, a huge fireplace and several balconies. Betty is a gourmet cook who wanted a well-equipped, upscale kitchen.

## The Lowdown

Rick Taron of Taron Design designed a wide-open home with plenty of Alpine touches. Bump-outs and balconies keep the home's façade lively. Large diameter logs provide the natural feel the Platts prefer. An upstairs master suite gives the couple privacy, treetop views and soft morning light. Guests stay in the first-floor bedroom or the bunk room on the lower level of the home (not shown).

**Square Footage:** 2,200

**Bedrooms:** 2

(plus lower-level bunk room)

**Baths:** 2



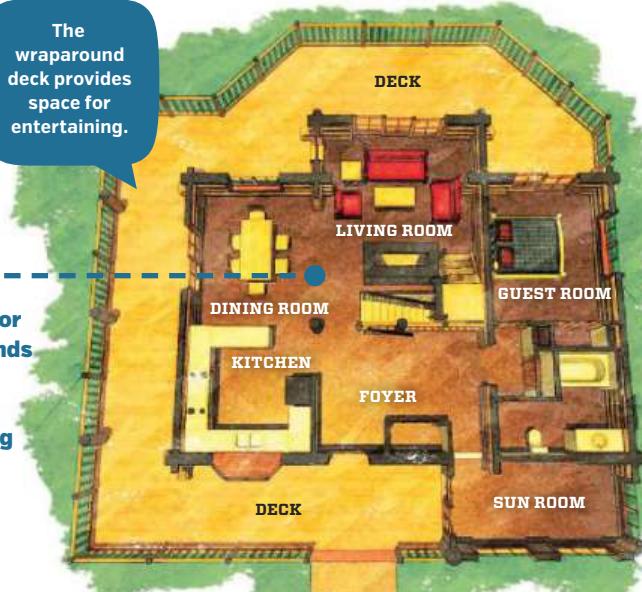
Mark and Betty

The loft overlooks the living room and opens onto a balcony.

A private balcony is reserved for the master suite.



Upper Level



Main Level

Open floor plan blends kitchen, dining and living spaces.



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**Bedrooms: 3**

**Baths: 3.5**

**Square Footage: 2,325 + 1,344 walkout option**

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First Floor



Second Floor



## House Mountain

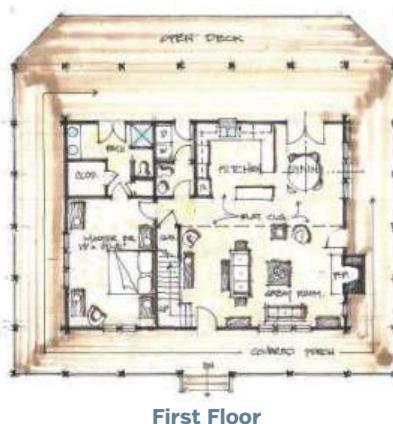
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**Baths: 3.5**

**Square Footage: 2,464**

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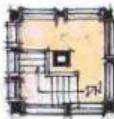
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# Plumadore

**Bedrooms: 4 Baths: 2 Square Footage: 2,520**

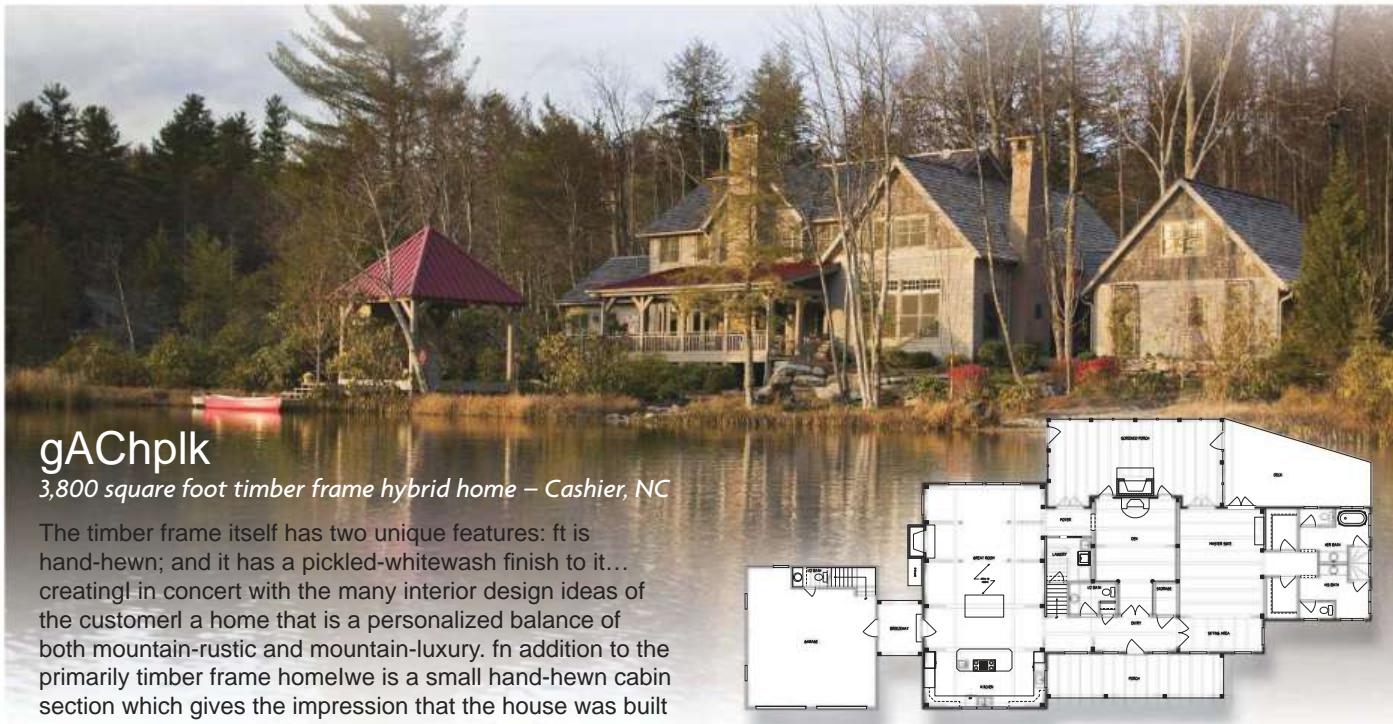


## Second Floor



## First Floor

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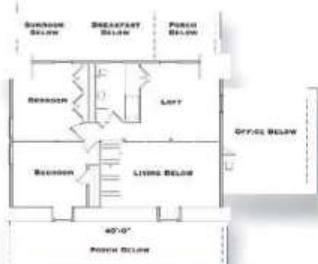
**First floor pictured above, second floor not shown.**



## THE RETREAT

3 Bedrooms, 2 Baths, 2,423 Square Feet

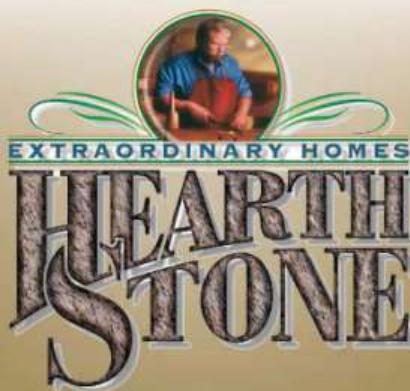
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## Lake Geneva

**Bedroom Up: 1 Bath Up: 1 ½**

**Bedroom Down: 2 Bath Down 1**

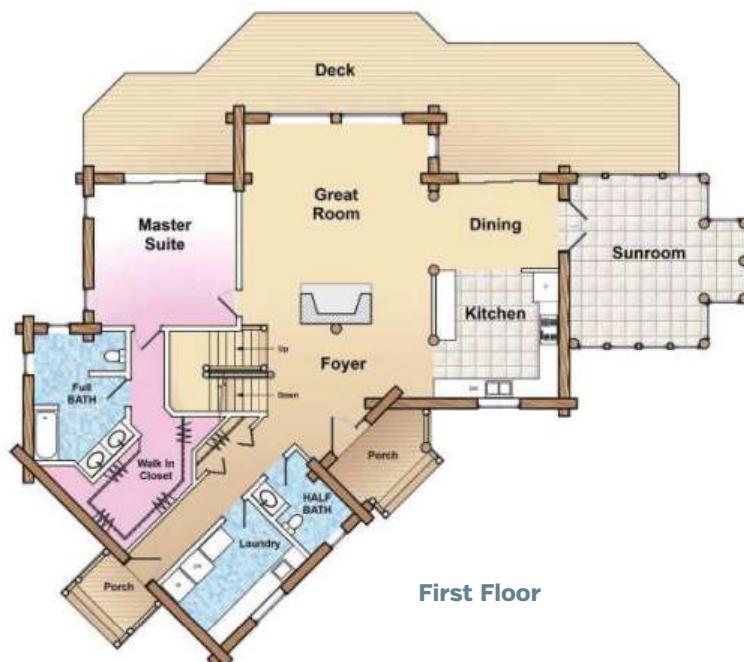
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Baths: 1 1/2  
Square Footage: 1,456  
Package Price: Call for Pricing

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1st Floor

Master Bed / Bath, WIC, Porch, Great Room, Kitchen / Dining, Up, Porch



2nd Floor

Loft, Open to Below



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Bedrooms: 2  
Baths: 1 1/2  
Square Footage: 1,456  
Package Price: Call for Pricing

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1st Floor

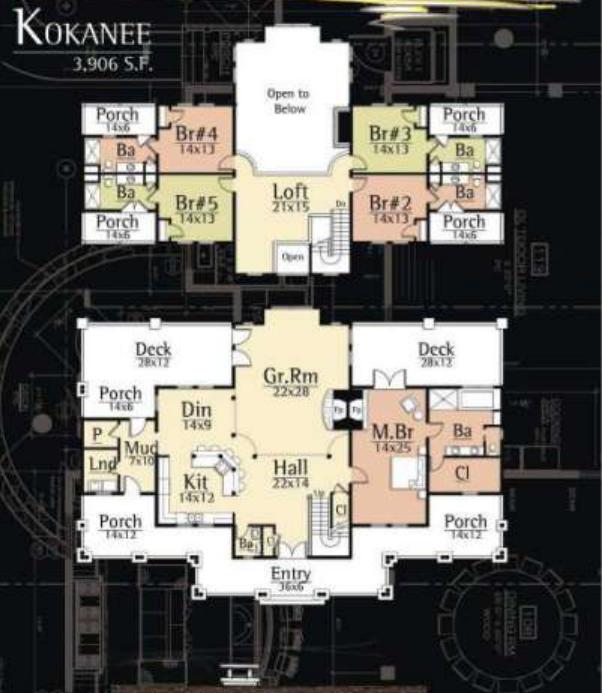
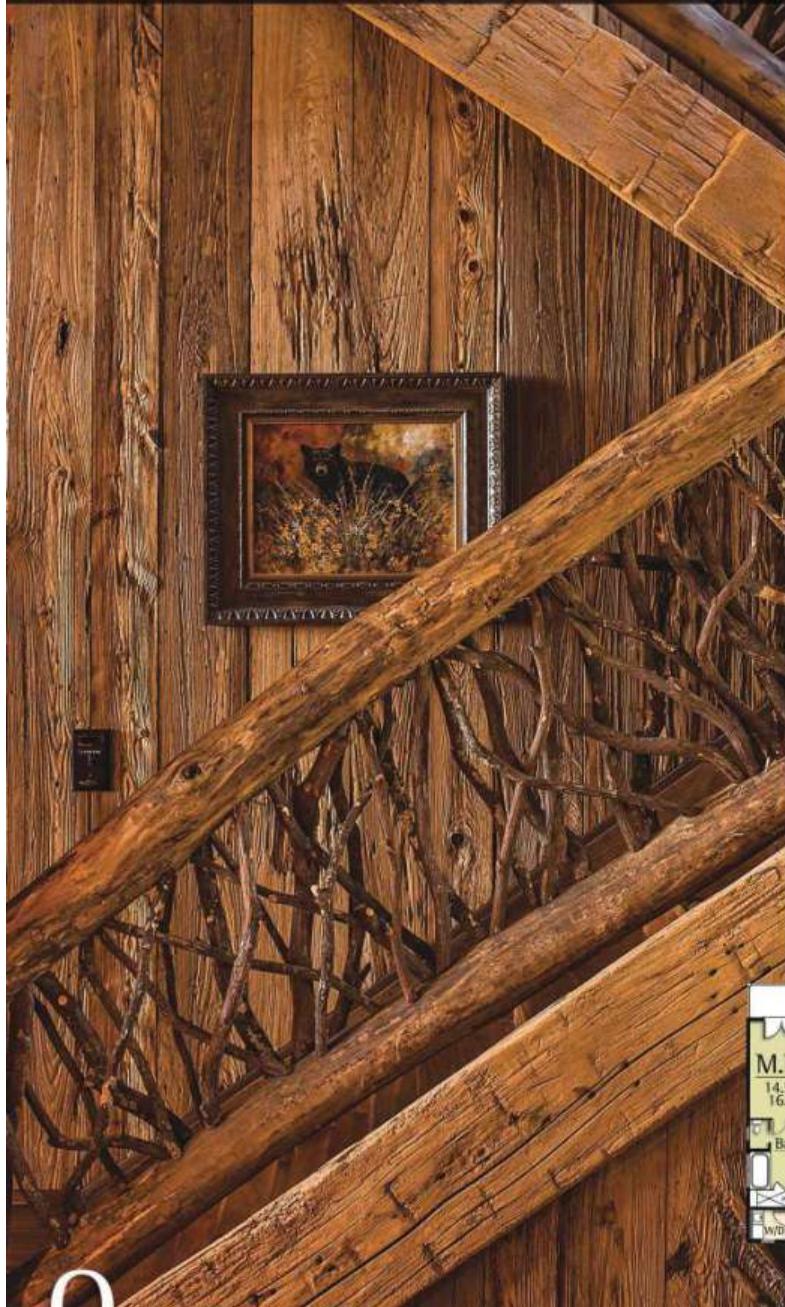
Deck, Kitchen / Dining, Great Room, Entry, Up, Porch, Bath, Pantry



2nd Floor

Master Bedroom, Bath, Bedroom, Custom Shower, WIC, Open to Entry Below, Balcony

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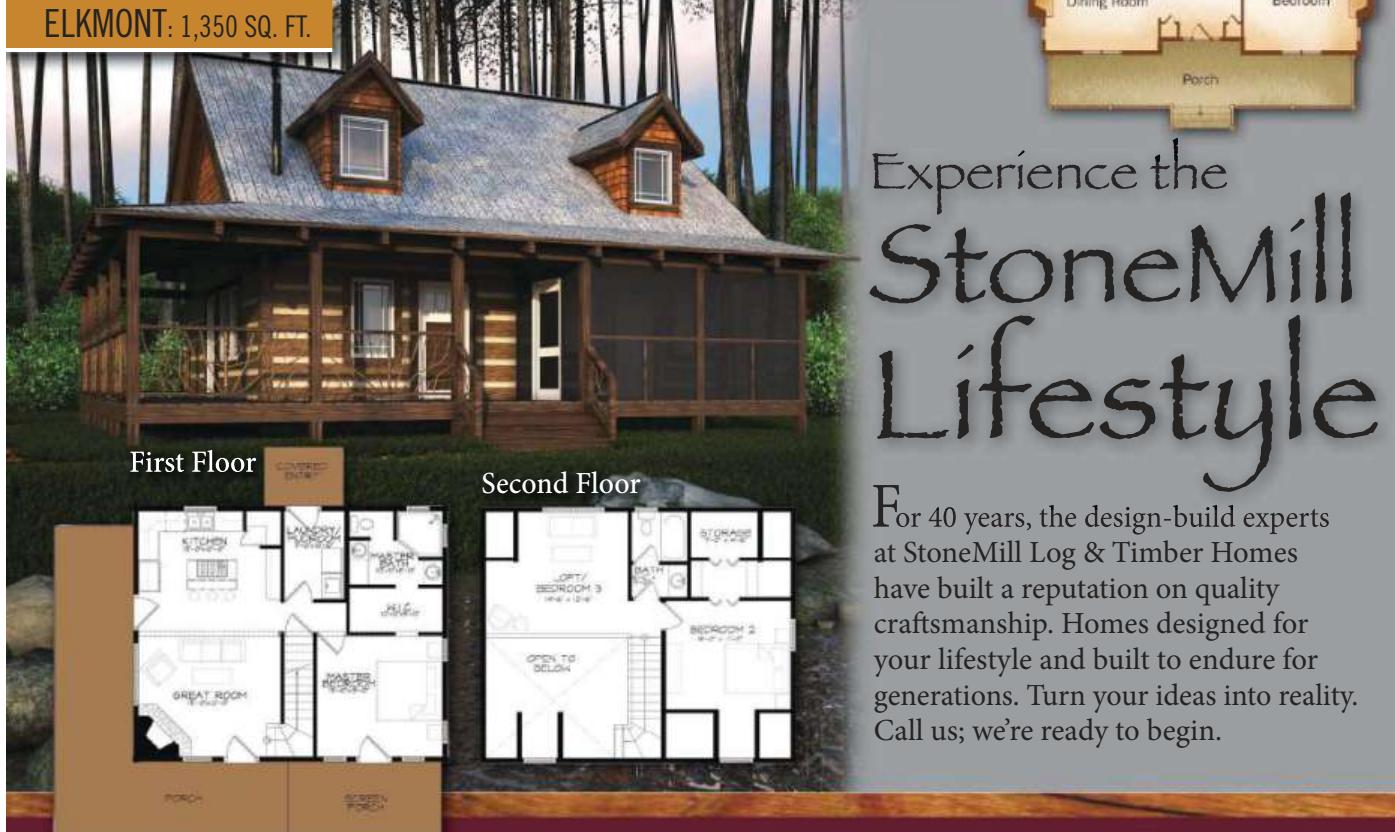
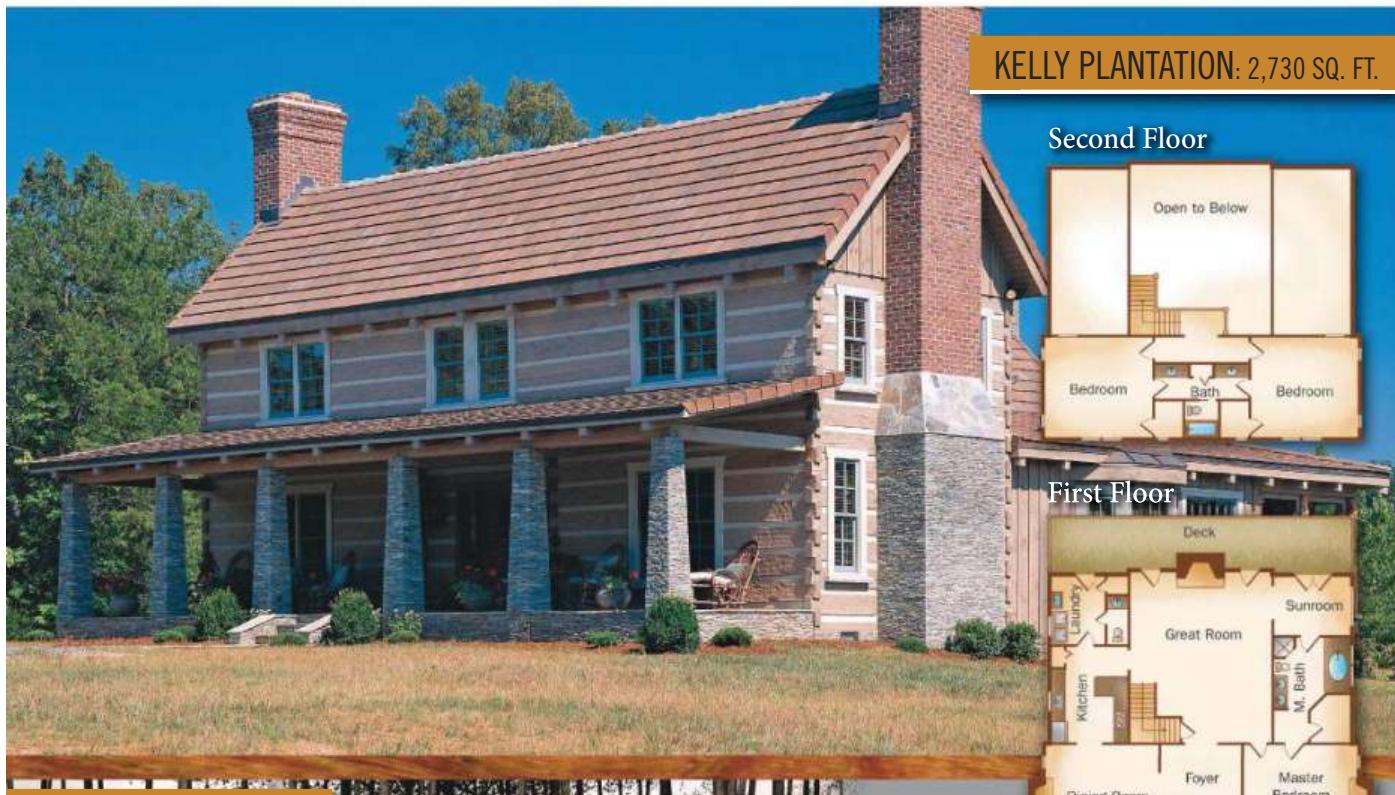
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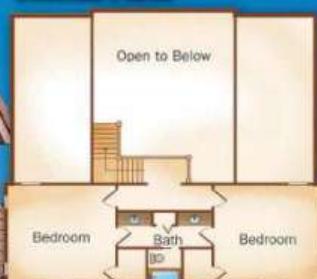
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KELLY PLANTATION: 2,730 SQ. FT.

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### First Floor



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### Second Floor



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**Bedrooms: 3**

**Baths: 2**

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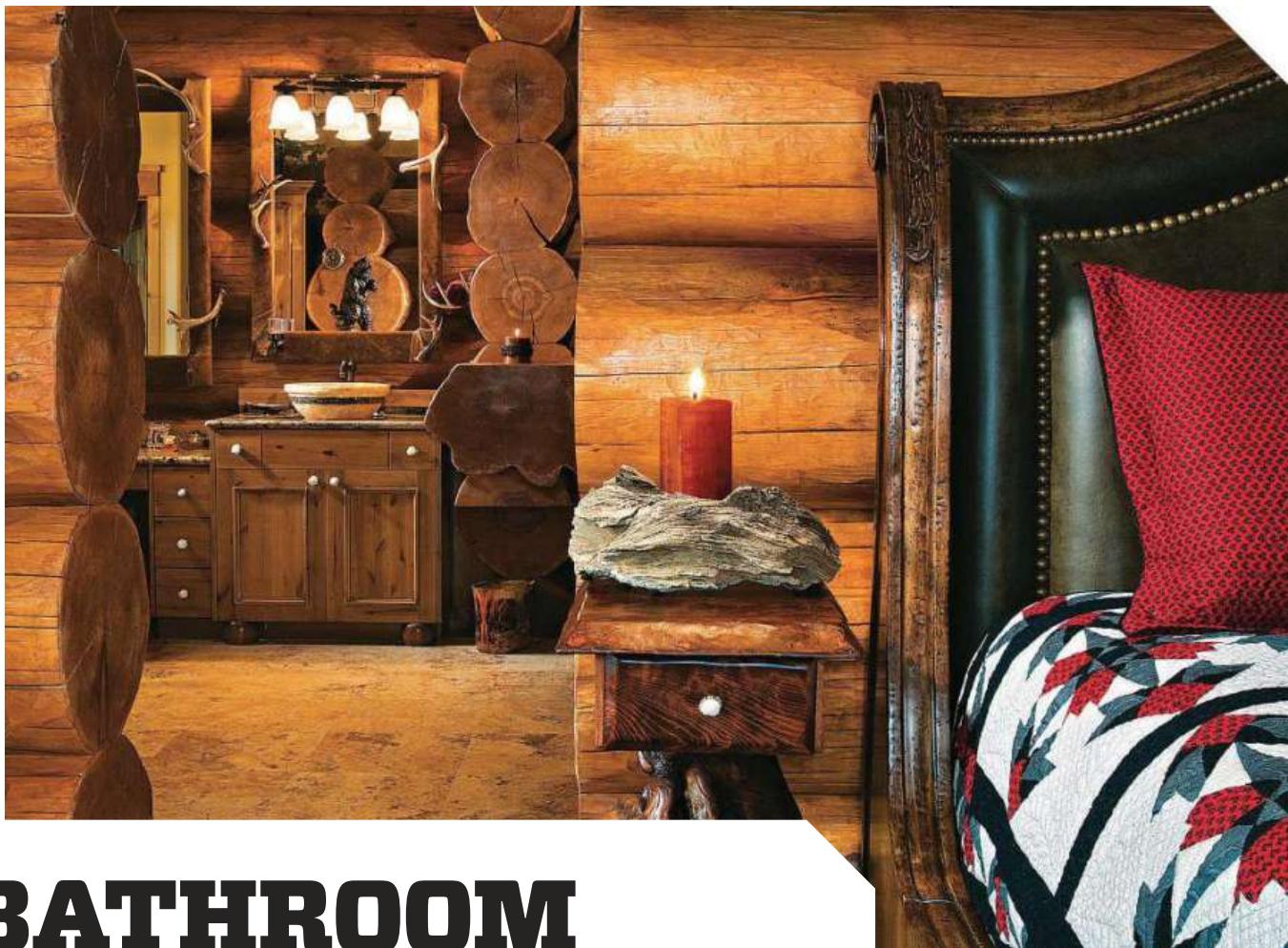
**MAINTAIN**

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basics of good  
bathroom design.

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Roger Wade photo; OPPOSITE: Estemerwalt floor plan

# BATHROOM BASICS

Smart design is the starting block to a bathroom that will satisfy. **By Mercedes Hayes**

I find bathrooms to be the most difficult rooms of the house to conceptualize. After all, with the exception of your kitchen, the bathroom has the most complicated plan and must withstand multiple functions and frequent use.

We've all read great articles and have seen TV shows touting beautiful bathrooms, but these often focus on accessories. Gorgeous granite and fantastic fixtures make for a stunning space, however, that's the end of the design phase. What about function?

Here are a few points to consider as you plan the bathroom of your dreams:

**LOCATION.** It's expected that the master bedroom comes with an en suite. That's a no brainer. But where to place the rest of the bathrooms in the house? Subsequent bedrooms can share bathrooms, depending on the occupants. If your home calls for an in-law suite, you will likely want a dedicated bathroom there. Young kids share bathrooms quite easily, but what happens when they are teenagers? Will dedicating separate baths now help ease family tensions later on?

Bedrooms aside, it's the location of the powder room that can make or break a floor plan. It's one of the smallest rooms

**If you opt for an open concept between the master bedroom and en suite bath, be sure an attractive focal point, like this custom vanity and vessel sink, is framed by the opening.**

in the house, but locating it correctly is a huge consideration. Too close to the kitchen is a definite turn off. Open access to the great room or dining room is just as uncomfortable. Siting them near the entryway or tucked into a mudroom can provide the equal parts of easy access and privacy that everyone wants.

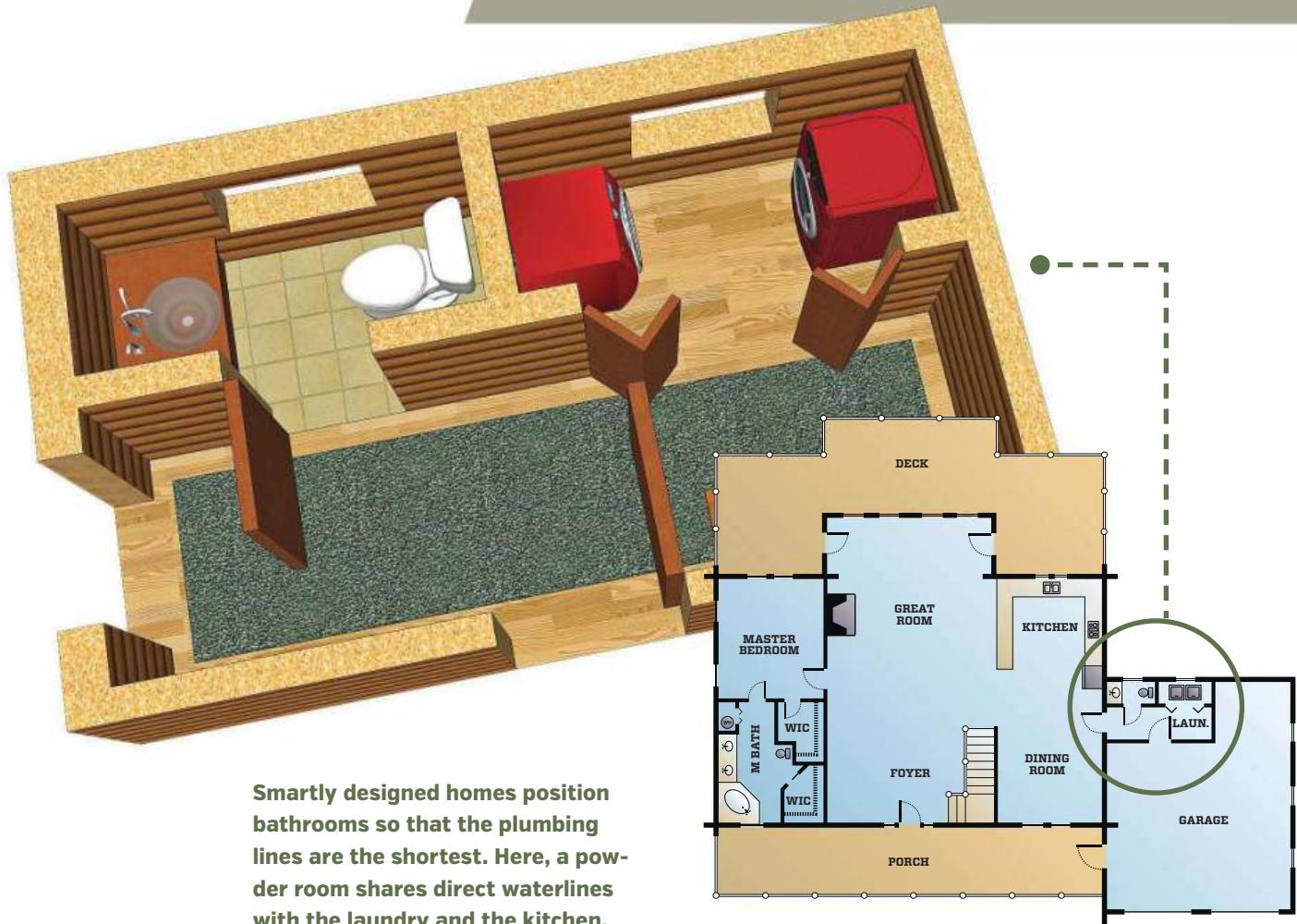
Wherever they are positioned in the plan, bathrooms should maximize access to the waterline, which brings us to our next consideration: plumbing.

**PLUMBING.** Any contractor will tell you that the best floor plans position the



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**Smartly designed homes position bathrooms so that the plumbing lines are the shortest. Here, a powder room shares direct waterlines with the laundry and the kitchen.**

bathrooms so that the plumbing runs will be the shortest possible. They recommend placing two bathrooms back-to-back, or one above the other. Or perhaps you could line up a bathroom next to (or above) the kitchen. What you want to avoid, if possible, is placing an upstairs bathroom on the other side of the structure from the rest of the plumbing. This creates a situation where the pipes will have to snake across the house. Not only will you spend more money on the extra hardware required to span the distance, you open yourself up to more complicated, invasive and costly repairs should your plumbing system ever fail.

Traditional log home construction presents unique plumbing challenges. For instance, are you planning to make

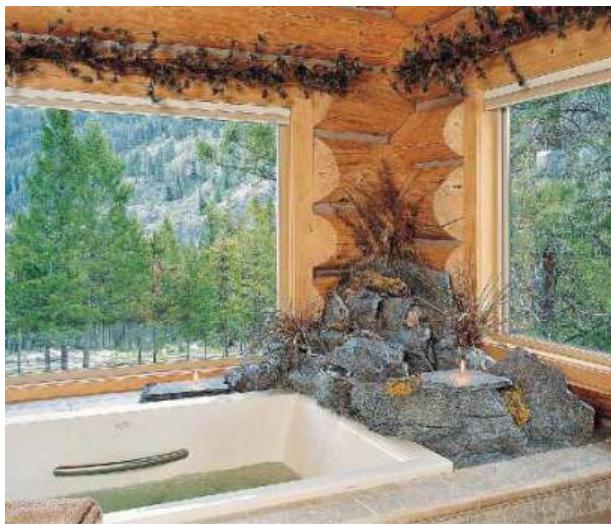
your upstairs wood floor pull double duty as the wood ceiling below? It's a beautiful log home look, but it makes it tougher to conceal the pipes. Some people build a box between the beams below the toilet and tub. I have even seen portions of the bathroom floor raised (think elevated porcelain throne) or even the entire floor raised (stepping up into the bathroom). Though they do present solutions, they tend to be visually disruptive and pose potential toe-stubbing threats during a midnight run to the facilities.

A common mistake is to forget to provide access to the bathtub pipes. Do you put in an access panel through an interior wall? Perhaps a solution would be to build a knee-wall with access (for a standard tub). Or you might choose a tub with an

enclosure; a Jacuzzi tub that you climb into comes to mind.

**CEILINGS.** Many log homes have steeply pitched roofs—particularly in areas with a high snow loads—and though necessary and beautiful, they can wreak havoc on second-story-bathroom functionality.

Are you putting your second-floor bathroom under a slanted ceiling? How will you position the shower? If the ceiling restricts headroom, it's wise to put the shower against an interior wall where the ceiling height will be at its max. A wide dormer presents a great spot to position a bathtub, both from aesthetic and practical points of view. What about the toilet? If your space is restricted, you might be able to get away with placing the toilet under

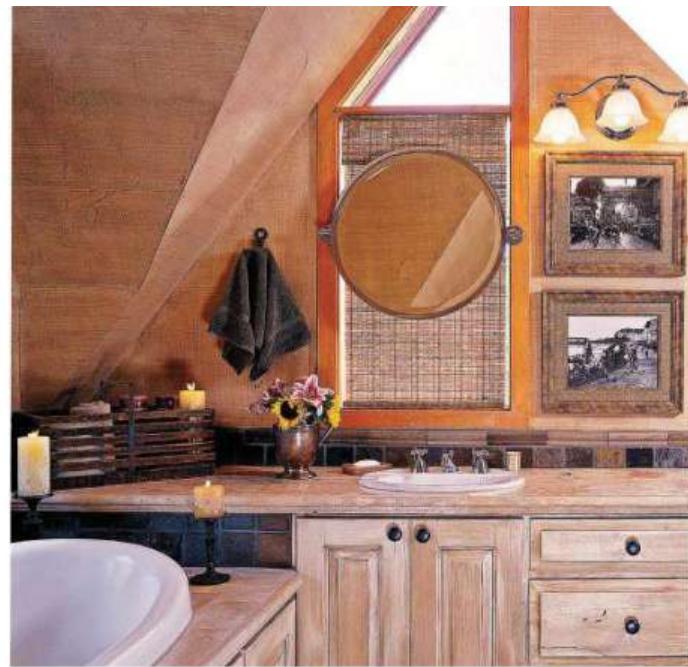
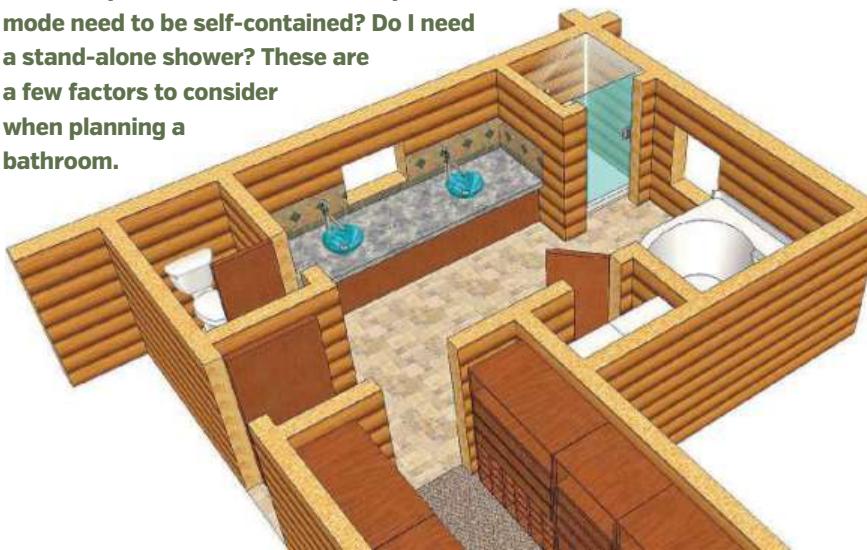


**Lighting is a key piece of any successful bathroom design. In a remote setting, large picture windows (above) can usher in tons of natural light, but artificial lighting (right) needs to be carefully considered, too.**

the slant since you won't be standing on it, but designers featured on houzz.com agree that you shouldn't place the toilet under anything less than 5 feet of headroom. If you have less than 5 feet, opt to use this space for storage instead.

What kind of light fixtures are you considering? If you want to use a hanging pendant or chandelier over the tub, check your local building codes. I needed a ceiling high enough so you couldn't touch the light when standing in a tub full of water (why I would do that, I don't know).

**How many sinks do I need? Does my commode need to be self-contained? Do I need a stand-alone shower? These are a few factors to consider when planning a bathroom.**



FAR LEFT: JK Lawrence photo; LEFT: James Ray Spain photo

**LIGHTING.** And speaking of lighting, make sure your bathrooms will have plenty of it—both artificial and natural. If positioning the bathroom to take advantage of an exterior window isn't possible, consider a skylight. Enlist an overhead fixture (or two) that's sized to shed the appropriate amount of illumination for your room's square footage. And having enough wall-mounted lighting around mirrors and elsewhere in the room is essential for functions like makeup application and shaving. Develop your lighting plan early to en-

sure you have the right amount of wiring placed in all the right locations.

**LAYOUT.** I had a hard time deciding where to place the toilet in relation to the shower and vanity. Do you want the toilet contained within its own room? This option gives you maximum privacy but it takes a fair amount of extra space. Would a knee-wall suffice to isolate the toilet from the rest of the room (with perhaps a tub on the other side of it to access the plumbing). Do you need to isolate it at all?

A long galley-style bathroom requiring you to line up the fixtures side by side may be functional, but usually doesn't look appealing. If you and your spouse need to use the room at the same time, you might trip over each other, which will take away from its usability and cause stress. Square-shaped bathrooms are pretty to look at but eat up a little more floor space. In the case of a master bath, it may cause you to reallocate some of the bedroom's square footage to accommodate it. Perhaps employing an "L" shape and putting the shower into the shorter section would give you a more useful and attractive space. Your shower could share a wall with a closet. And how about that closet? In addition

to the requisite linen closet, some people attach their walk-in closet to the master bathroom instead of the bedroom.

And then there are the other bathrooms in your log abode. If budget allows, expert designers recommend each bedroom have its own en suite—both for convenience and resale. But for many, that's not practical from space or budgetary considerations. Depending on the number (and age) of the other occupants, a Jack-and-Jill pass-through bath connecting the bedrooms works nicely. It is typically laid out galley style. Powder rooms don't have to be large but they do have to have room to maneuver. According to residential building codes, toilets require a minimum clearance. This can vary based on local specs, but the most common code requirement is 15 inches of unobstructed space on either side of the toilet's centerline and at least 24 inches in front of the bowl, either to the wall or another object. Then you have to factor in the sink, which can vary from a simple pedestal to an elegant vanity to a rustic barrel. Take your fixtures into consideration when you are allocating space to each bathroom, not just the powder room.

Regardless of which bathroom it is, be aware of door swings. Have you given enough clearance for the door? There's nothing worse than the door banging into the vanity or making it a tight squeeze to access the commode closet. If space is tight, you have options. Perhaps a pocket door or a cool barn-style door that rolls on an exposed track would serve if you have a clearance crunch. Knowing the size of the fixtures you want during the design phase will help you plan successfully.

When you and your log home manufacturer review your plan, make sure the bathrooms' locations will not negatively impact the log package, whether it has to do with cost, potential moisture issues or other factors. Getting their opinion will reap dividends for your future log home happiness. **U**

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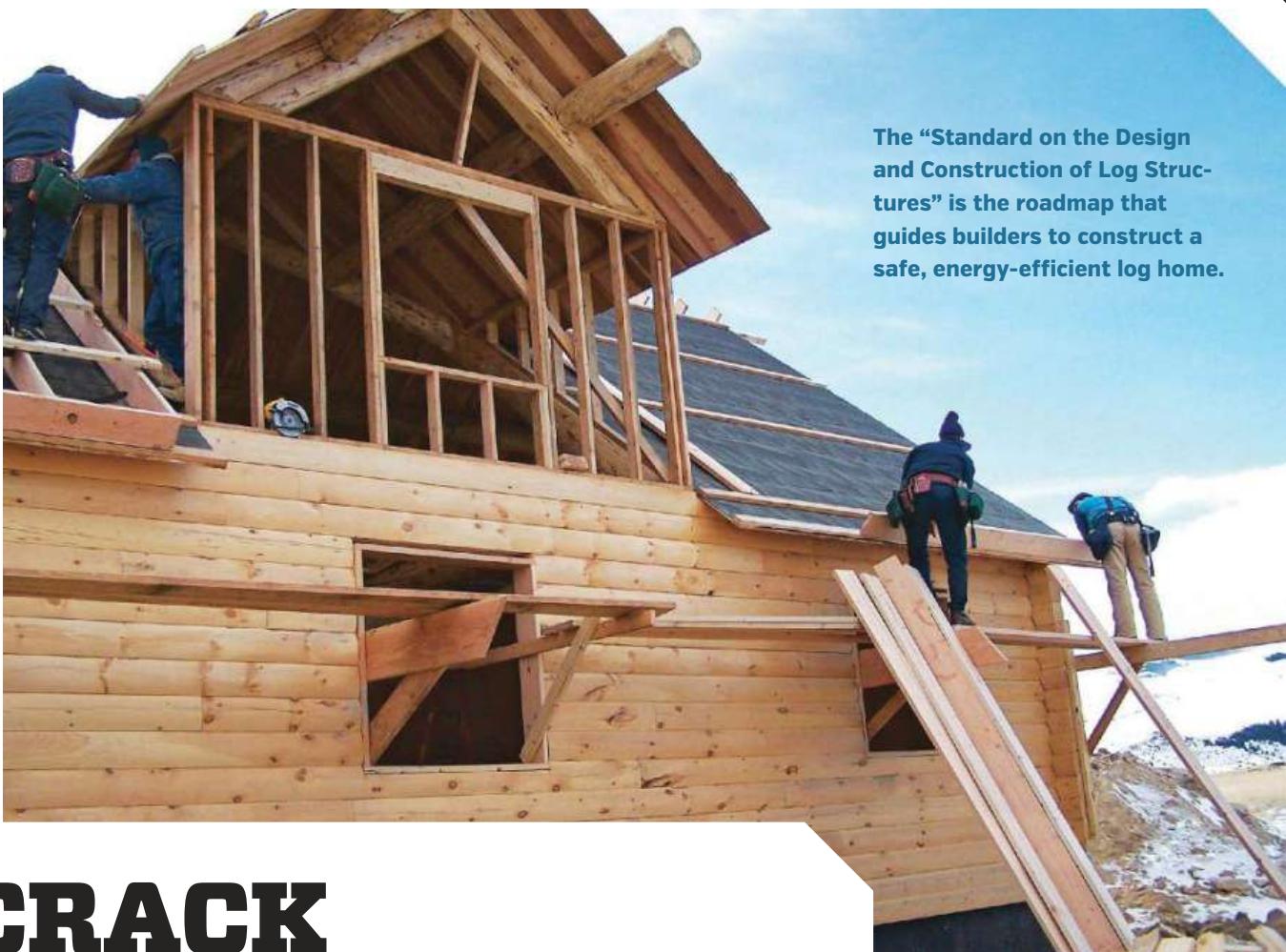
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# CRACK THE CODE

**There is a national standard by which all log homes in the United States should be built.**

**Make sure your builder knows it. By Rob Pickett**

**L**og homes spark the imagination with images of pioneers, ax in hand, clearing the land and using the very trees they fell to craft the DIY cabin of their dreams. As romantic as that notion is, in the 21st century, things are a bit different — and more technical.

It often comes as a shock to both buyers and builders that when we're talking about modern log home construction, there's a standard — a code — by which they must be built. And that's a good thing. The codes found in the 2012 ICC

Standard on the Design and Construction of Log Structures (called the ICC 400-2012 by industry pros) are in place to help you build a structurally sound, high quality house that makes everyone happy and proud.

## What is the Log Home Construction Standard?

The ICC 400-2012 was first published in December 2011 by the International Codes Council (ICC), which governs all aspects of the building codes arena. It is the only document regarding log struc-

tures that has been approved by the American National Standard Institute (ANSI) as a consensus standard. This means that ICC 400-2012 is applicable to all "types of construction whose primary structural elements are formed by a system of logs." All proprietary methods and materials of construction must demonstrate compliance with sections of the standard as required by the authoritative jurisdiction.

The standard applies to all new log construction with the following statement:

*"This standard establishes the minimum requirements for log structures to safeguard the public health, safety and welfare through structural, thermal, and settling provisions."*



## LOG-HOME BUILDING BASICS

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ICC 400-2012 is comprised of five chapters: 1-Administrative Provisions, 2-Definitions, 3-General Requirements, 4-Structural Provisions, and 5-Referenced Standards. All of these are necessary to ensure that your log home will be built to exacting standards of durability and comfort. The ICC 400-2012 is referenced in other ICC Codes, such as International Building Code (IBC), the International Residential Code (IRC) and the International Energy Conservation Code (IECC). Therefore, adoption of these codes, which are universally accepted standards, also includes adoption of ICC 400-2012. It is important to note that non-log portions of the building (think foundation, roofing, plumbing, mechanical, electrical, etc.) must comply with all applicable adopted codes.

### The 5 Major Code Components

The experts at the National Association of Home Builders' Log and Timber Homes Council were key players in the development of the ICC 400-2012, as it addresses many of the unique attributes of log home construction that diverge from the codes and standards written for non-log structures. These include:

#### 1. Log Grading

All logs used in a structural capacity are required to be visually stress graded. Such grading must be performed under the auspices of an accredited grading agency. Two agencies are accredited as rules-writing grading agencies and have provided their design values for inclusion in the standard. Therefore, the ICC 400-2012 helps design professionals to engineer plans specific to log structures

rather than adapting data that is published on other structural wood products. Log grading programs are tasked by ICC 400-2012 to certify moisture content of any log product that claims to be dried to any extent.

#### 2. Fire Resistance

Prior to ICC400, log wall systems were regularly challenged by code officials where fire resistive construction was required. The standard sets a prescriptive requirement that a log wall used for one-hour fire separation have a minimum dimension of 6 inches at the narrowest width of the log profile.

#### 3. Energy Conservation

Typically, logs don't have tremendous R-values, a static measure of heat transfer using standards developed to measure insulation products. But that's ok. Solid wood walls have a dynamic relationship that tempers the temperature and relative humidity of the interior climate. Closely tied to the IECC, log walls benefit as a mass wall and two methods are provided to facilitate compliance with the energy code – a prescriptive U-factor for logs of particular wood species and average log width or a prescriptive minimum requirement for the overall thermal envelope. Additionally, ICC 400-2012 provides a calculation and a test method to demonstrate thermal performance.

The forecasted requirements to minimize air exchange rates (the rate at which air flows in and out of the house) were added to provide guidance on minimizing air infiltration. This part of the code helps a builder create a energy-efficient home that is comfortable to live and easier on your energy bills.

#### 4. Provision for Settling

ICC 400-2012 expanded the evaluation of log structures to include provisions for settling, which encompasses log grade, moisture content and shape. It governs how joints are managed with sealant systems and establishes minimum requirements for how the change in log wall height is accommodated in other aspects of the building.

#### 5. Wall Protection Using Roof Projection

Roof overhang minimum requirements are designed to minimize repeated wetting of lower log courses that generates deterioration of the finish and wood surface. Options are presented to eliminate splash back on the wall from lower horizontal surfaces, such as from a porch roof, balcony, deck, or any individual log member. The extension of the roof overhang shall be measured horizontally from the face of the exterior wall to the drip line at the edge of the overhang.

If you're building a log home in the United States, ask your builder if he is aware of and follows the construction standards outlined in the ICC 400-2012. This important tool will help ensure that your home will be built correctly and withstand the test of time.

*Rob Pickett is the proprietor of Rob Pickett & Associates, LLC, a building technology company specializing in building systems, residential design, codes and standards. He is a frequent technical consultant to NAHB's Log and Timber Homes Council. For more information about the ICC 400-2012, contact the Council at 202-266-8576.*

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The ICC 400-2012 can be purchased in the International Code Council's book store as a PDF download or soft cover book. Visit <http://shop.iccsafe.org/icc-400-2012-standard-on-the-design-and-construction-of-log-structures-2.html>.

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## Ask Professor Rob

**My log home package is scheduled to arrive at my site soon. What is expected of me on delivery day?**

**A:** The big day! I can still remember vividly the day our log home package arrived at our home building site. My wife and I were waiting at our foundation; I had the video camera poised and ready.

Finally, we could hear the truck lumbering up our rural road. Then we could see it. My wife cried. I cried. And I forgot to press the record button on the camera. It's a wonderful day, as it's the culmination of the dreaming and planning you have been doing for so long. It's the day it becomes real. It's YOUR house on that truck! But what should you do on that day? For one, if you are capturing the event for posterity, don't forget to press record on your camera. But otherwise here are a few things you should be ready for when your new arrival finally arrives.

Do you need to make a payment? If so, know the terms that are due upon delivery and have that check prepared and ready.

Are there more shipments coming? Depending on the size of your home, it could take multiple trucks. If they don't show up at the same time, know the delivery schedule and identify a secure location where those items will be stored when they come.

Is there a packing list to check to ensure you got everything you ordered? There should be. Check it thoroughly to confirm you received everything. If some items are unaccounted for, they may be on a subsequent delivery. Take note of anything that may be on backorder. And get it all in writing as a safeguard.

Have any of the materials gotten damaged during shipping? Log home manufacturers take great care to get your home's components to the site safely, but sometimes accidents happen. Take photos of any damaged items and make sure the photo is date stamped to show that the damage was there upon delivery, not afterward.

Your log home sales rep or builder can help you make sure everything goes smoothly, but document anything that you are not sure about for future reference. As the saying goes, it's better to be safe than sorry. I still count Delivery Day as one of the greatest moments in my life. And when your day comes, I'm sure you will agree.

Rob Clutter conducts half-day University sessions at the Log & Timber Home Show and at other locations. For a class schedule and to register, visit [thelogandtimberhomeshow.com](http://thelogandtimberhomeshow.com).

**Got a question for Professor Rob?**

**E-MAIL YOUR  
QUESTIONS TO:**  
[askrob@loghomeliving.com](mailto:askrob@loghomeliving.com)



# FOR THE RECORD

**S**ome may call it a "dream team"—you and your builder setting out together to tackle that great unknown called "log home construction." But hang on! Who said anything about the unknown? The process may be new to you, but you definitely want a builder who is experienced, communicative and trustworthy.

So how do you find this all-knowing home building guru? Start with recommendations from other log home owners, compile a list of prospects, visit projects that those builders have worked on and then interview, interview, interview. If you're stumped about what you should ask, use these 10 questions as a starting point.

**Have you built log homes before? If so, how many?**

**Were the log homes you've built the same style or do you have experience with varying styles?**

**What were the building sites like [rocky, heavily wooded, waterfront, etc.]?**

**Which subcontractors do you work with? [Get a list and contact these subcontractors for reference.]**

**What specific materials [products and vendors] do you use? Why are these your top choices?**

**Based on my floor plans and my building site, can you think of ways to improve my home's design, streamline construction or save money?**

**What are your terms of payment? How much money is due at the beginning, middle and end of the contract?**

**How have you handled building disputes in the past? [You may want to create some scenarios, present them to your candidates and see how they would react to the situations.]**

**What guarantees do you offer on materials and labor?**

**What do you think will be the biggest challenge with my home's construction, and how would you handle this challenge?**

Once you get your answers and compare their responses, talk to your log manufacturer about your short list and get their input. Maybe they've had experience [good or bad] with someone you are considering. Then check with the Better Business Bureau in the area where the builder is headquartered, as well as where your property is located [if different] to see if there are any complaints against them and, if there are, decide if the severity of the complaint is concerning enough to strike them from your list.

Remember: You are entrusting this person to make your dream home come true. Be thorough, trust your instincts and hire wisely.



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*Photo depicts a 10" cabin appearance kit.*

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Roger Wade Studio photo

# FUN & GAMES

Let your inner child be your guide when decorating a game room. **By Donna Peak**

**L**et's face it — log homes lend themselves to certain kinds of decor more than others. If you love log homes, chances are you also love nature, the outdoor lifestyle and all things rustic. The main living areas of your home likely reflect these passions.

But a game room is where you can break away from the expected, inject a note of whimsy, have a little fun. After all, that's the intention of the space. Follow the rules below to create a recreational area that functions well and looks great.

**MONOPOLY.** An open-concept basement can look more like a rummage sale than a rec room if there isn't a cohesive decorating theme. From classic cars to

tiki bars, choose a topic that speaks to your interests, and let that concept monopolize your overall decor scheme. Keep in mind that there can be too much of a good thing. The key to success is to do it up, but don't overdo it.

**SCRABBLE.** If your dedicated gaming area is compartmentalized or has twists and turns in the floor plan (even an L-shaped space would qualify), then you can mix up your decor a bit. Consider focusing the largest area on your favorite sports team, complete with a downsized version of a JumboTron hi def TV — or multiple TVs for the Fantasy Sports junkie in your family. Pool tables, foosball, framed jerseys, autographed memorabilia

**A tropical paradise in the basement of your log home? Why not? Anything goes in a game room.**

and team colors and mascots all belong in this spot. A private room located just off of this space makes for the perfect poker room — a la Las Vegas high-stakes style. Around a corner, in a more intimate spot, a wine bar featuring a tasting table and a decorative, climate-controlled cellar would serve up the perfect locale for more sophisticated soirees. A nook that seems too small to do anything with could make an ideal cubby for kids and grandkids. Giving them their own dedicated (and decorated) space will help keep toys from creeping into adult areas.

**THE GAME OF LIFE.** Regardless of theme, if you don't invest in high-quality, comfortable and appropriate furniture,



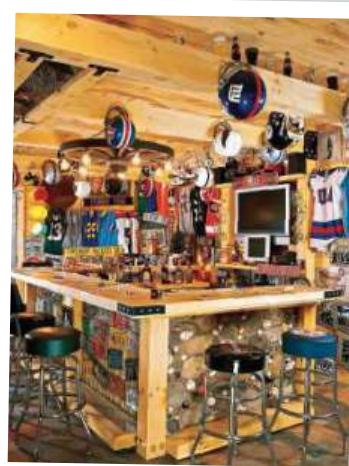
your game room won't see a lot of action. And it's not just the cushions that have to be comfy. Good furniture placement is essential to making it livable. For example, if a media room is on your wish list and you are planning for theater-style seats, also consider building risers to accommodate the chairs. Then back-row spectators won't have to crane their necks for an unobstructed view. For blockbuster comfort, opt for reclining theater seating. They're all the rage — even in actual movie theaters. An old-fashioned popcorn cart, movie posters framed by marquee lighting and thick, dark curtains (which pull double duty as sound dampeners) lining the room will finish off the Hollywood premiere feel.

When shopping for furniture, make sure you know the dimensions of your space, and allow for extra clearance where it will be needed. For instance, pool tables come in several sizes, but not only do you need to ensure the table itself will fit, you have to allow enough clearance for players to pull back their cues without a wall or load-bearing support pole getting in the way of the shot.

**TRIVIAL PURSUIT.** When it comes to outfitting a space you will love to spend time in, no detail is too small. Often it's the little things, like a tile mosaic behind a wet bar, clever cabinet knobs or theme-evoking billiard lighting that brings smiles to the faces of residents and guests alike.

No matter what decorating plan you employ in your game room, it should reflect your interests and personality. If done right, this is the room of the house where friends and family will flock and most of your memories will be made. Let the games begin. **U**

James Ray Sphian photo



**Steelers billiard light:** [homedepot.com](http://homedepot.com), \$524.34. **49ers sign:** [nflshop.com](http://nflshop.com), \$17.95. **Cowboys foosball table:** [amazon.com](http://amazon.com), starting at \$145.09. **1965 Ford Mustang pool table:** [carpooltables.com](http://carpooltables.com), \$9,995. **Vintage motorcycle artwork:** [wayfair.com](http://wayfair.com), \$55.95.



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[www.loghome.com/room-ideas](http://www.loghome.com/room-ideas)



## Steal This Look

## Raise the Bar

Your wish list may include a built-in bar, but you can achieve this English-pub-meets-Western-saloon look without the budget-crushing built-in. Anchor the space with a hefty pool table and rustic overhead light; add a wine cabinet made from reclaimed wood and bar stools with cowboy panache; top off with a miniature log cabin you built yourself. The only problem? You may never want to leave. **By Edie Mann**





4



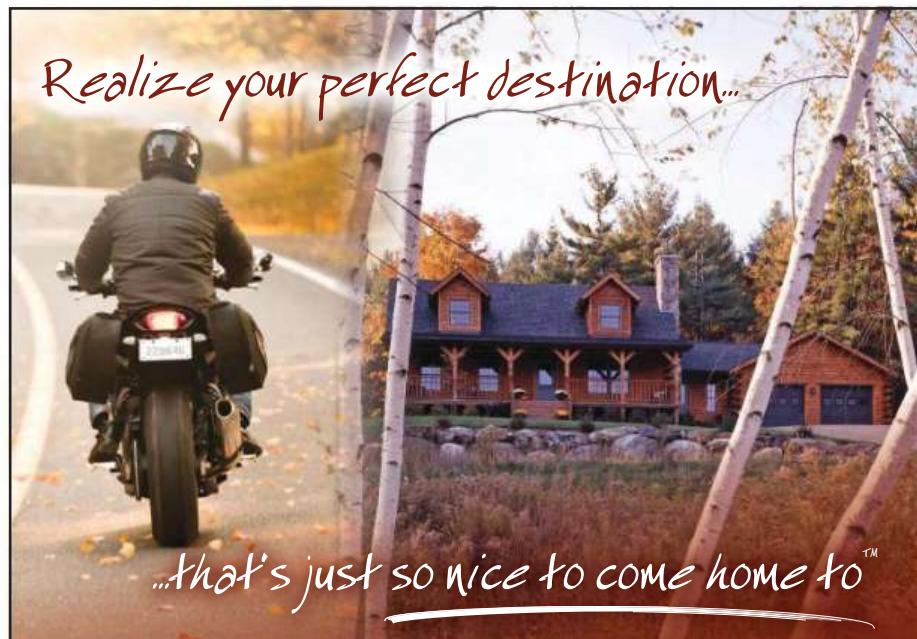
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6

1. Choose your favorite style or mix and match these pendants from Nora Lighting. Pictured from left: NRS80-424BR - Wind Glass, Brown; NRS80-431AM - Tysen Glass, Amber; NRS80-432AM - Paxon Glass, Amber. \$35.91 each (williamslightinggalleries.com; 540-389-9285). 2. The Shadybrook cabin dollhouse by Corona, \$61.99 (wayfair.com). Furniture and accessories not included. Not intended for children. 3. Eastpoint Sports 87" Brighton pool table, \$329.99 (walmart.com). 4. Meyda Tiffany 48" Tall Pines oblong pendant (157852), \$891.00 (lampclick.com; 877-215-2677). 5. Large pallet wall-mounted wine rack in espresso walnut finish by VinoGrotto, \$149.00 (amazon.com). 6. Classico Western counter stool (36" high), \$711.61 (walmart.com).

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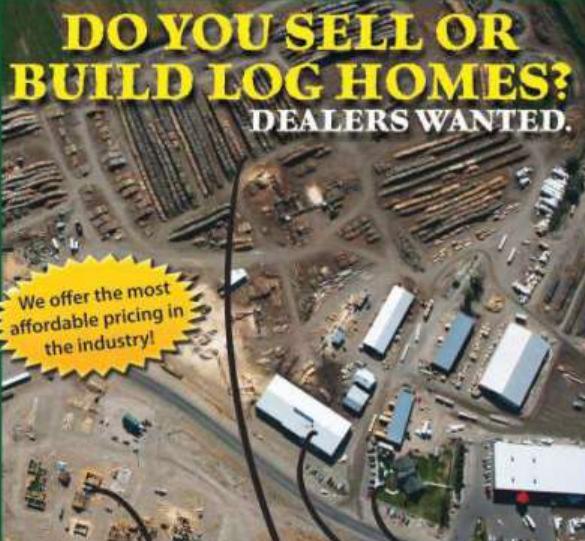
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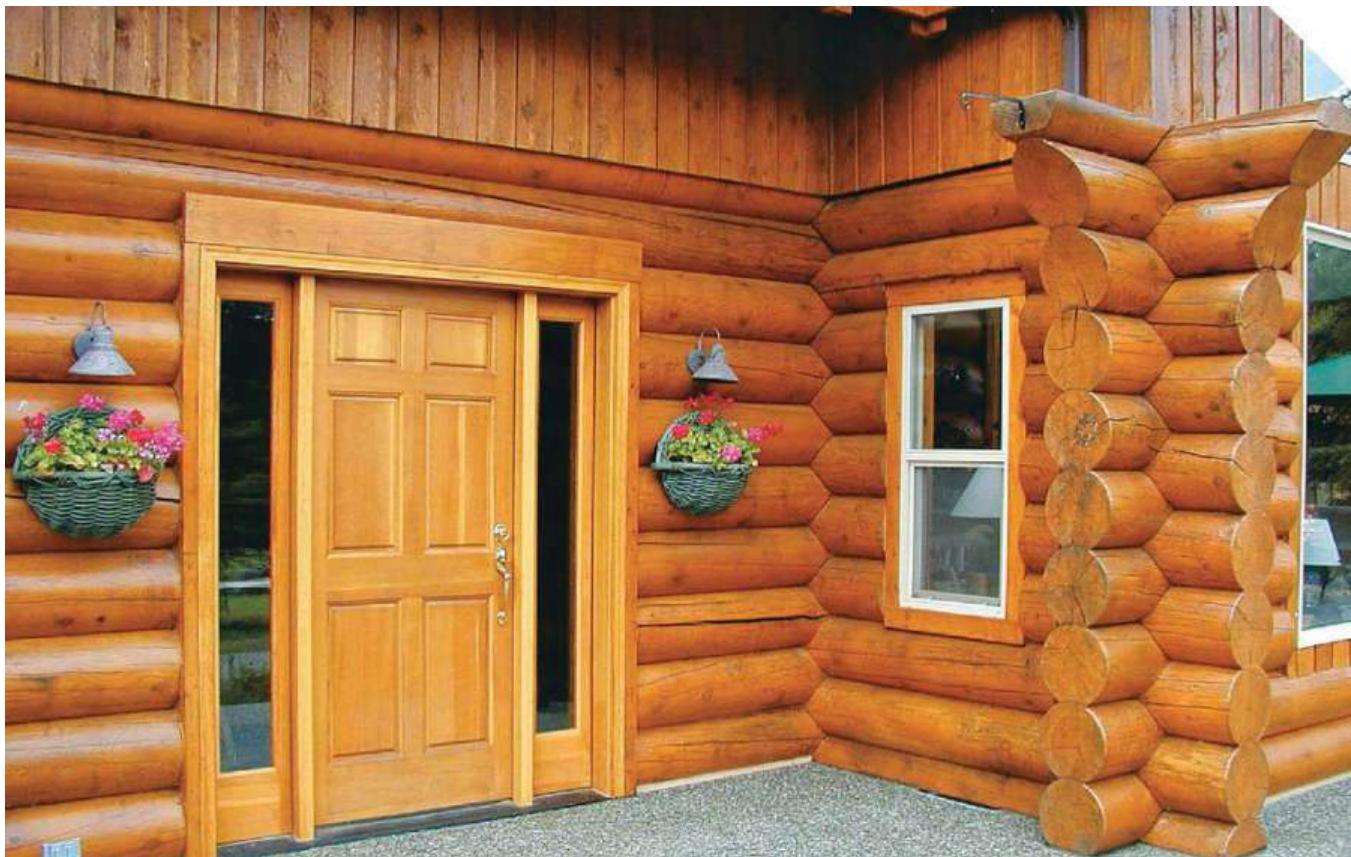


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Perma-Chink Systems, Inc. photo

# KEEP IT UP

**A log home pro shares how smart siting and a basic maintenance schedule enabled his exterior stain to last for 20 years without a single touch up. By Paul Peebles**

**M**y family has a place in Middle Tennessee that we've owned since 1987. We call it simply, "The Farm." Twenty years ago this December, the 100-plus-year-old log cabin original to the property burned to the ground. Being avid outdoorsmen and loving the log home lifestyle, my brothers and I and were eager to get it back. So we built a modern but rustic loghouse to replace it. At the time, I had some experience building and restoring log homes and had recently begun working for a manufacturer of log home sealants and maintenance products. Since one of

my brothers is a lawyer and the other is an artist, it fell upon me to design the home and do most of the construction.

Most of my customers were (and still are) manufacturers and builders of log homes. They explained to me how log homes are constructed, but they taught me an even more important lesson – to protect them right and do it right from the start. I took these experts' advice to heart, and I'm proof that their advice works, because after 20 years of log home ownership, I am about to re-stain one side of our cabin for the very first time.

You might ask me how I did it. The

**Logs can last virtually forever, if properly protected from sun, rain and insects.**

answer is really fairly simple when you understand a few things about wood and the forces of nature that affect it. Logs can last virtually forever if properly protected from sun, rain and insects. Wood exposed to those same elements will require frequent maintenance to maintain its beauty. Design, site positioning and routine maintenance are the three key elements in building a beautiful log home and keeping it that way.

## DESIGN

The design of your home should first and foremost take into account the living spaces you want to occupy, but also should ensure that you get the time to enjoy those living spaces by reducing maintenance on

## LOG HOME MAINTENANCE FAQS



Have a question about log home maintenance? We have answers.  
Visit [loghome.com/log-home-maintenance-faqs/](http://loghome.com/log-home-maintenance-faqs/)

the exterior of the home.

If you're hoping for little to no log maintenance and your design allows for it, build a covered porch all the way around your home. Or, at least build as many covered porches as you can. The idea here is to keep as much direct sunlight and rain away from your home's exterior log walls. Let the manmade materials soak up the brunt of the abuse dished out by nature. They are engineered for it.

If the design does not allow for multiple porches, the next best thing is to incorporate wide overhangs or eaves on the roofline of your home. A 30-inch overhang, rather than the standard 16-inch used in stick-built construction, reduces sun exposure on the logs by 50 percent and rain exposure by as much as 70 percent. This simple step also can lengthen the longevity of stains and coatings and even reduce your energy bills in Southern climates.

Gutters, where practical, are your next best friend, as they add an additional six inches of shade to your walls and prevent water from splashing back onto your home's lower log courses.

### POSITION

Where you place your home on your lot and how it will be oriented will have a major impact on your upkeep. You probably have a view to consider, and you will have to think about access, septic fields, trees, etc., but most people don't consider the orientation of their home as a maintenance factor, and they should. Positioning it correctly isn't hard. Here's how:

Use a compass to orient your home. If you live in the Northern Hemisphere, the most brutal sun is always to the south and west. Make sure you orient the porches with wide overhangs toward those directions to create as much shade as possible. If design or other factors prevent you from facing your home a certain way, use existing trees to block sun from a south-facing

wall, or plant trees that will filter UV rays in the future.

Consider the patterns of the sun – not only at various times of day but during different seasons of the year – and use this knowledge when you are siting your house. Use your land's natural topography to your advantage as a barrier to excessive sunshine. For instance, placing your house at the base of a knoll rather than on top of it will enable you to use your property to work as a sunshield.

### MAINTAIN

This is the part that intimidates a lot of people, but it won't seem so scary if you understand a few simple rules.

Think of it this way: The last time you bought a brand new car, you drove it home, to work, to the car wash, on vacation and to the garage to have the oil changed. Now think of building a new home. What did you do? If you're like most people, you moved in, called the phone company, called the cable company, arranged for garbage pickup and had a party so your friends could see your gorgeous new abode. Then you lived there for five or 10 years until one day you noticed that the house looked a little dull, or the paint or stain was peeling in a few places, or that there were small trees growing out of your gutters.

As soon as you buy anything that will be exposed to weather, you should start maintaining it, whether it is a car, a boat or a beautiful new log home. Putting off that maintenance will cause repairs that far exceed the cost or the inconvenience of caring for it in the first place. You'd never buy a new car and drive it 50,000 miles without an oil change, but many people build a new home and do little or no maintenance for 10 years or more. And any home – not just a log home – must be maintained.

Following this basic maintenance routine will help keep your log home in tiptop shape:

### GOING PRO

If you decide that performing your own log home maintenance is a little too overwhelming, or if you have a repair that's outside your comfort zone, fear not. There are companies around the country that specialize in log maintenance and restoration and know exactly how to handle full-wood walls. Here are a few suggestions to get you started.

#### EASTERN U.S.

Log Doctors, 855-349-5647, [logdoctors.com](http://logdoctors.com)  
Log Home Repair, 866-741-7375, [loghomerepair.com](http://loghomerepair.com)  
Performance Log Finishers, 800-781-2551, [wefixloghomes.com](http://wefixloghomes.com)

#### NORTHEAST

Log Pro Restoration, 800-767-9267, [logprorestoration.com](http://logprorestoration.com)

#### MID-ATLANTIC AND LOWER NORTHEAST

See Dirt Run, 301-540-1243, [seedirrun.com](http://seedirrun.com)

#### MIDWEST

888-Log-Guys, Inc., 417-861-7603, [888.logguys.com](http://888.logguys.com)  
Log Home Care, 937-657-4565, [loghomecareonline.com](http://loghomecareonline.com)  
Log Medics, 866-956-4633, [logmedics.com](http://logmedics.com)

#### SOUTHWEST

Guild Log and Timber, 512-703-0518, [guildlogandtimber.com](http://guildlogandtimber.com)

#### NORTHWEST

Blasting Technologies, 406-581-1588, [blastingtechnologies.com](http://blastingtechnologies.com)

Riverside Log Restoration, 888-415-6606, [riversidenw.com](http://riversidenw.com)

#### NATIONAL

Colorado Log Enterprises, LLC, 303-887-5065, [coloradologenterprises.com](http://coloradologenterprises.com)

Log Building Maintenance and Restoration, 800-284-6520, [logbuildingmaintenance.com](http://logbuildingmaintenance.com)

Wash your home every year. This does not have to be a big production—simply spray it with a cleaner recommended by the manufacturer of the coatings on your home and then rinse it off. Use a pump sprayer to apply the cleaner, a soft bristle brush and a hose.

After washing, inspect your home for peeling stain, torn sealants, and checks or cracks in the wood that need to be filled. Inspect for clogged gutters while you're at it.

Touch up any of the above areas that *continued on page 75*

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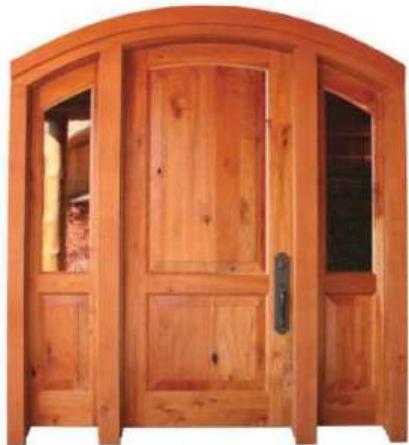
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# BUG OFF



foto.com/Michael Pettigrew photo

**T**o you, your log walls look like home. But to carpenter ants, termites and powder-post beetles, they resemble something more akin to a Thanksgiving feast. If left to their own devices, these uninvited guests can cause serious damage. Fortunately, there are a number of ways to make your wood walls a lot less appetizing to predatory pests.

"Trees can naturally ward off wood-eating bugs and other destructive organisms as long as the tree stays alive. When the tree dies, these organisms start immediately to reduce the wood back to dirt, all while living well on the woody fibers of the tree," explains Doug Parsons, president of West Virginia-based Appalachian Log Structures. "It's the natural order of things."

It may be natural in the forest, but it's definitely not what you want when it comes to your house. Log home manufacturers use a variety of techniques to make bugs buzz off, but according to Doug, borate is one of the most common.

There are several ways to treat timbers with borate. One starts with a kiln-drying process. Kiln drying raises the temperature of the wood while essentially baking the moisture content out of the log. This serves two purposes: It helps it stabilize in its environment faster than if left to dry naturally, and it takes away the appeal of the wood fibers as a food source. [Plus, it kills anything already living there.] Once dried, a non-toxic borate solution is applied to the surface. The downside to this method is that the borate may not penetrate as deeply as needed or sufficiently find its way into the end grain of the logs.

"The other path is to subject the wood to a vacuum or high pressure and add the borate solution during this process, forcing it deep into the wood," says Doug. Under pressure, the borate solution is easily forced through the sap wood and into the end grain of the log corner notches, butt joints and log ends at the door and window openings and corners. "This method adds the protectant in a consistent quantity

# KEEP IT UP

*continued from page 73*

using a trusted and well documented process, that also helps ward off the possibility of rot from water infiltration," he explains.

In both cases, apply stain and wood preservative to further protect the wood from moisture and the harsh effects of the sun's UV rays. Doug recommends products like Outlast Q8 by CTA, a registered preservative and wood-end treatment fully recognized by the American Wood Protection Association. Another option is an ISK Biocides/WOODguard product called BEE Gone®, an EPA-registered insecticide which is applied to wooden structural surfaces on the exterior of the home. BEE Gone® controls carpenter bees and many other wood-destroying insects.

No matter how your logs are treated, it's important to keep an eye out for "checks" – the natural cracks that occur in wood as fibers dry and separate. Though checks shouldn't impact a home's structural stability, they can create cozy quarters for insects to nestle in, and that could cause damage. Make sure to seal checks early before they cause problems. Products like Perma-Chink Systems' Check Mate 2 resolve the issue and are easy for the DIYer to apply.

Before applying any treatment, make sure it's the best product for your geographic area and that it's compatible with the other stains and preservatives applied to your logs.

The truth is that all homes, not just log homes, face the possibility of insect infiltration. The good news is that in a log home, the wood is fully exposed – not hidden behind layers of drywall and insulation like the wooden members of a stick-built house. Keeping a watchful eye will make sure that nature's creepy-crawlies won't have the chance to bug you.

need to be addressed. Your log manufacturer or the stain provider can give you some guidance on how to do this and recommend products that are compatible with your coatings.

If you know in your heart that you probably are not going to do any of these things, then hire someone to do it for you. Maintenance costs for an average-sized log home should be less than \$2,000 per year. No annual maintenance on an average log home for 10 years could cost you in excess of \$30,000 in repairs.

If you opt to hire someone, use a person or service that maintains log homes for a living (see "Going Pro" on page 73). These are usually NOT painters. Also, if you need to purchase maintenance products, use ones that are specifically developed for and tested on log homes. These are NOT found at "big box" home improvement stores.

I began by telling you about The Farm and how I finally have to stain it after 20 years. Here's how I've made my finish last:

Besides siting and designing it to minimize sun exposure, I wash it every other year, which takes about two hours. I've applied a clear maintenance coat to the south and west sides twice, which took about another two hours. I clean my gutters twice a year and I have repaired minor damage done by carpenter bees and squirrels. All told, I've invested less than 40 hours of work in two decades – not much time at all, really, to ensure that our cabin is a place my family enjoys now and hopefully will continue to enjoy for decades to come. **U**

*Paul Peebles is the National Commercial Sales Director for Perma-Chink Systems, Inc. He's worked in the log home industry for 23 years and has helped thousands of people build, maintain and restore their dream log homes.*



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**Hose Job (below)**

Castoff fire hoses are transformed into a handy firewood carryall Owgut Hose Co. Retired from firefighting, the hoses remain very durable and, when outfitted with sturdy handles, easily accommodate bulky loads. Stenciling will vary. [owgut.com](http://owgut.com); 510-566-3448.



## OUTDOOR INSPIRATION

**Blurring the lines between indoor and outdoor living is as natural to log homes as the wood itself. Check out this gallery of great outdoor-inspired products for the naturalist in your life. (They make great holiday gifts, too!)**

**Mighty Moose (top)**

Let this wise and adventurous moose inspire you to take on the great outdoors. The limited-edition woodcut print, titled "Everyone Believes in Something," is from artist Erica Lang. Each print is hand-pulled and inked on mulberry paper. [Spreadingthewoosah.com](http://Spreadingthewoosah.com).

**Cool in Wool (above)**

Handmade from the Faribault Woolen Mill's timeless camp blankets, the company's new range of pillows will bring lodge style to your sofa. The pillows are pure merino wool, woven in Faribault's Minnesota mill, and are available with down-feather inserts. [Faribaultmill.com](http://Faribaultmill.com); 507-412-5484.



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Goldilocks would think this duvet cover is just right. The bear, with his rugged good looks and outdoor apparel, is illustrated by Australian artist T. McConnochie and digitally printed on durable brushed polyester. The covers are available in twin, queen and king sizes. [Redbubble.com](http://Redbubble.com)

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# Why Buy From A Log and Timber Homes Council Member?

By Abigail Klein



Natural settings are beautiful, but can present some obstacles to the construction process. Log and Timber Homes Council members are adept at working with even the most challenging sites.

**RIGHT:** Every type of buildable wood species and timber profile are represented in the LTHC.

To find a log or timber home producer, you've got two great online resources at your disposal: nahb.org and loghomes.org. For additional information, contact the LTHC at 800-368-5242 ext. 8576.



**W**ith all the decisions about building your log or timber home one of the biggest questions you may ask yourself is "who should I buy from and work with to make my dream home come true?" Competing for your business are hundreds of companies in the United States, Canada and beyond, ranging from large companies and small mom and pop shops, to local sawmills. With so many options who do you trust to get the job done properly? We suggest choosing a member of the Log and Timber Homes Council. For nearly 40 years home buyers have trusted members of the Log and Timber Homes Council to make their dream home a reality.

The companies that belong to the Log and Timber Homes Council have voluntarily adopted membership requirements that protect consumers during the buying and building process. They work together to advance the industry, sponsoring research in energy performance, advanced building techniques and construction code understanding. Here are the top 11 reasons to only buy from Log and Timber Homes Council members:

**1. PART OF A PRESTIGIOUS NATIONAL ASSOCIATION** The Log and Timber Homes Council is part of the National Association of Home Builders [NAHB]. Often called the "voice of the housing industry" in the United States, NAHB is a trade association that encourages policies that make housing a national priority. Since 1942, NAHB has been serving its members, the housing industry, and the public at large. The Log and Timber Homes Council is part of the NAHB's Building Systems Councils, an association of manufacturers, vendors and builders who create log, timber, modular and panelized homes and commercial structures. NAHB is fully funded by voluntary member support; its individual councils receive no government funds. Log home manufacturers who choose to belong are credible and support the interests of the housing industry.

**2. YOU'RE GUARANTEED QUALITY LOGS & TIMBERS** To belong to the Log and Timber Homes Council, manufacturers must grade their logs and timbers by accredited third-party agencies to

monitor the quality of the materials. This ensures the logs and timbers used in construction meet the national standard for log home construction [called the ICC 400-2012 Standard on the Design and Construction of Log Structures] and regional building codes and the engineering requirements behind them.

A visual log examination by a trained inspector evaluates the attributes of the wood [such as knot clusters, slope of grain] and determines the type of structural application that piece of timber is best suited. It is a way of being certain that the log will perform the job it is intended to do and provides a layer of protection for the home buyer by establishing a standard level of quality for all logs used in the home.

### **3. PROVIDING IN-DEPTH CONSTRUCTION MANUALS**

Constructing a log and timber home is more complicated than just stacking courses of logs. To ensure homes are built to meet national or regional building codes, all council members are required to develop and provide construction manuals to builders and

contractors. The construction manuals detail how the manufacturer's building system is to be employed in the field, including fastening schedules, floor and roof building techniques and more.

#### **4. PROVIDING INFORMATION**

**TO CONSUMERS** All LTHC members agree to offer free information to consumers to help them make informed decisions during the buying and building process. This includes the funding of loghomes.org, which provides extensive resources and detailed information for buyers. Industry information is also available at nahb.org.

#### **5. SPONSOR SCIENTIFIC STUDIES TO ADVANCE LOG & TIMBER**

**CONSTRUCTION** The Log and Timber Homes Council has sponsored numerous scientific studies to improve the technology and performance of log structures. This has included evaluating the thermal performance of log construction, [good news—log and timber homes naturally stay cool in summer and warm in winter], measuring sound transmission through log walls [good news again—log and timber homes are quieter than their stick built counterparts], measuring the fire performance of log walls [yet more good news, logs tend to protect occupants longer than stick framing] and more.

#### **6. FAIR COMPETITION FOR YOUR**

**BUSINESS** Members of the Log and Timber Homes Council abide by the free enterprise system, where companies compete on a level playing field for their clients' business. Members agree that they will not attempt to injure, with malicious intent, either directly or indirectly, the professional reputation of other members, nor to indiscriminately criticize another member's work

in public, or take unfair advantage over fellow members. Each member agrees to conduct his or her business in a manner that avoids controversy, but that if controversy arises, to resolve the dispute through non-litigation mechanism wherever possible.

#### **7. MORE THAN THREE DECADES OF WISDOM & EXPERIENCE**

Founded in 1977, the original Log Homes Council is one of the oldest organizations dedicated to promoting and improving log and timber building technologies. As the industry and home buyer preferences have evolved, so, too, has the Council, and the recent inclusion of the timber framing industry to form the Log and Timber Homes Council reflects that. Many of the founding charter members are still active in the association today, bringing a wealth of wisdom and experience to log and timber home design, construction, and preservation and serving as proof of the strength companies that belong to the LTHC.

#### **8. LTHC MEMBERS GIVE BACK**

Log and Timber Homes Council members firmly believe that they not only sell homes to the markets they serve, they proudly give back to their communities and those who fight to keep our nation free. Over the years, members have come together to help provide housing for those less fortunate, to compile their culinary prowess to publish a cookbook to help fight cancer, and, most recently, to provide time, talent and materials to build mortgage-free homes for disabled Iraqi-war veterans and their families, as well as the families of the fallen, with partners, Operation Finally Home and the Structural Building Components Association. These moving and worthwhile projects are a key component to what the LTHC stands for and are a testament to the integrity of its membership.

#### **9. A STRICT CODE OF ETHICS**

All members of the council have adopted a strict ethics code. Upon joining the Council, members voluntarily agree to produce well-designed, code-complying structures. Members also agree that financial obligations and commitments regarding business activities with their customers would be in writing, with copies distributed to all parties concerned. Member companies assume the responsibility to keep informed on laws, regulations, legislation, building codes and other essential information that affect the log and timber industry.

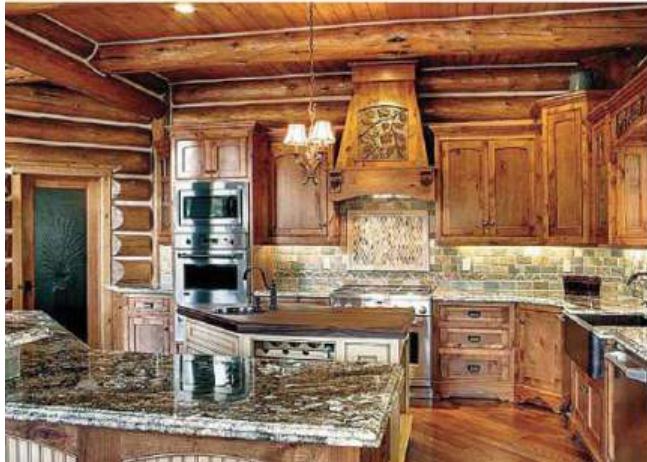
#### **10. ETHICS COMMITTEE WILL ATTEMPT TO RESOLVE ANY**

**DISPUTES** What happens if there is a dispute involving a company that belongs to the Log and Timber Homes Council? After hearing all sides of an issue, the Log and Timber Homes Council Ethics Committee will suggest ways to resolve the issue and prevent future conflicts. The company in question also may receive a warning with specific recommendations on bringing its actions into line with accepted industry practices. If an agreement cannot be reached, the Ethics Committee will advise all parties to pursue legal solutions. If, however, a member fails to live up to the council's expectations, the Ethics Committee has the right to suspend or revoke the company's membership.

#### **11. COMPLAINTS AGAINST NON-MEMBERS ARE MONITORED**

While the Log and Timber Homes Council has no way of mediating disputes with non-members, a file is kept on all non-member complaints. The Ethics Committee reviews this file when considering a log and timber home manufacturer for membership.

Log and Timber Home Council members will tailor your home's design to meet all your aesthetic and structural needs. So whether you want a traditional log-on-log with chinking and a hewn finish (below), a sleek ranch with saddle-notched corners, (bottom right) or a hybrid that blends wood, stone and drywall (right), look to the LTHC to provide your legacy. You can find a member at [loghomes.org](http://loghomes.org) or [nahb.org](http://nahb.org).



CLOCKWISE FROM TOP RIGHT: Southland Log Homes photo; Expedition Log Homes photo; Rocky Mountain Log Homes photo

**DID YOU KNOW** that log and timber homes are considered systems-built structures? This classification comes from the systematic approach to building the homes, as well as the controlled environments in which they are crafted. Other building system methods include modular, panelized and concrete construction, and often these systems combine to make for a truly unique and high-performance house. The National Association of Home Builders' Building Systems Councils (BSC) represents all of these types of housing and the highly skilled men and women who build them. For more information, contact the BSC at 800-368-5242 ext. 8576 or visit [nahb.org](http://nahb.org).

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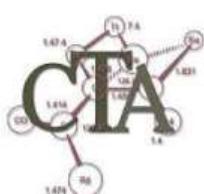
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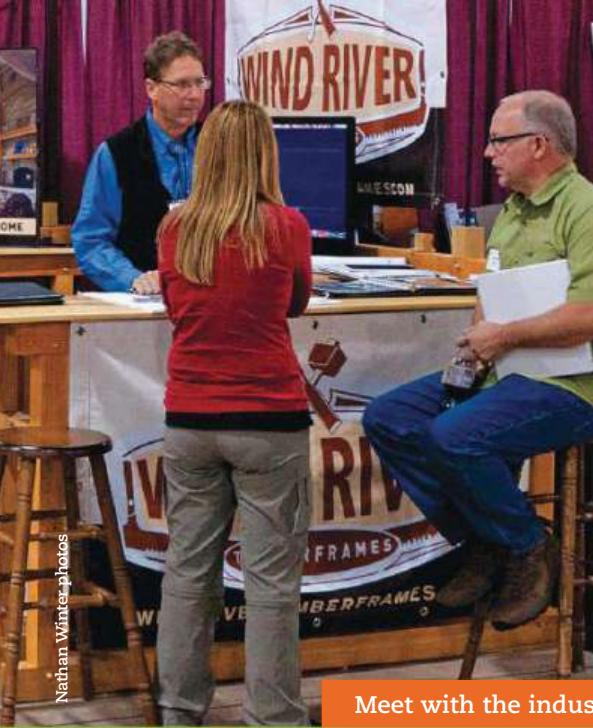
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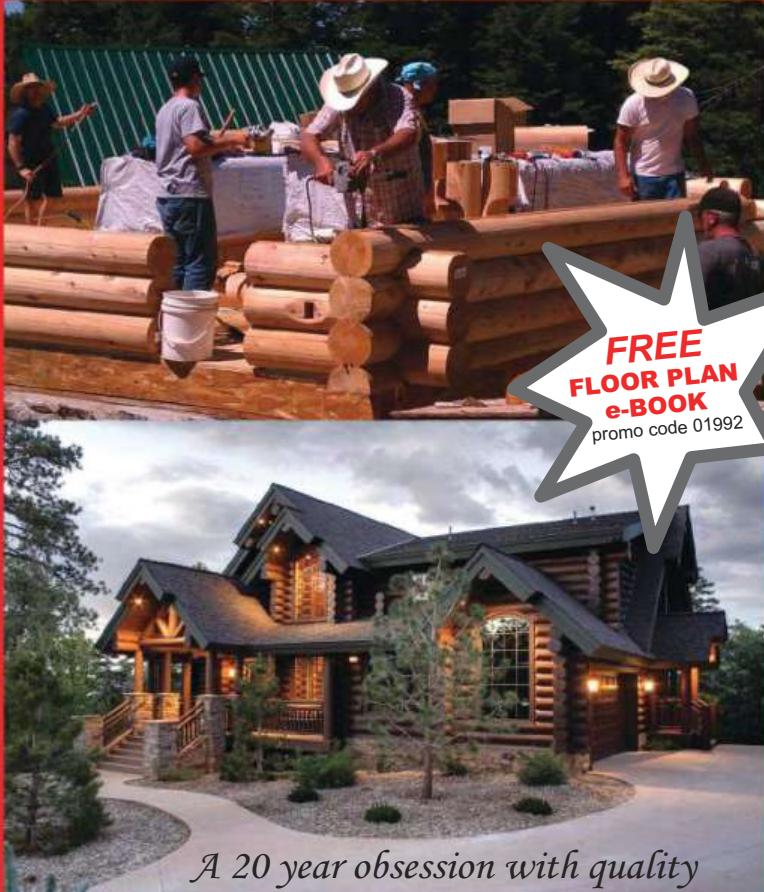
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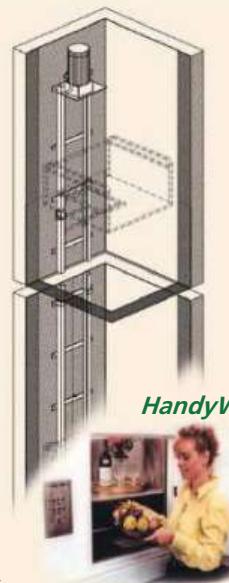
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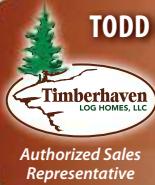
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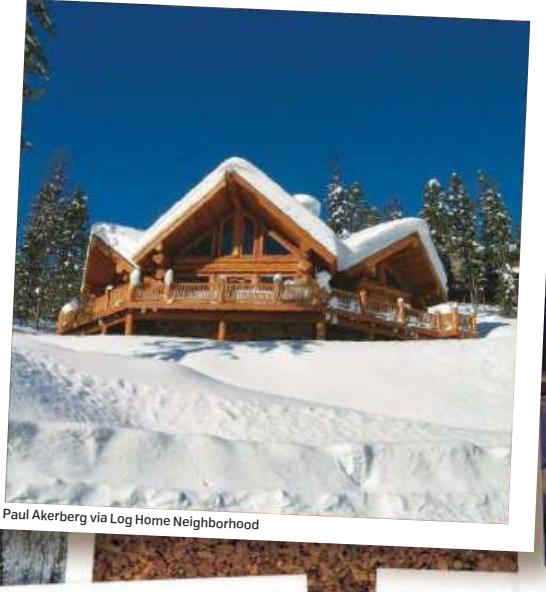
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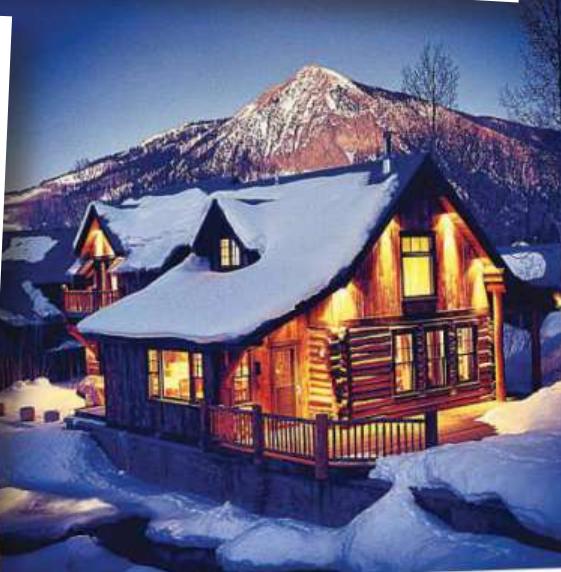
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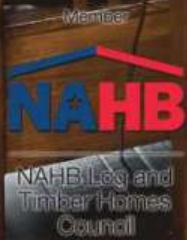
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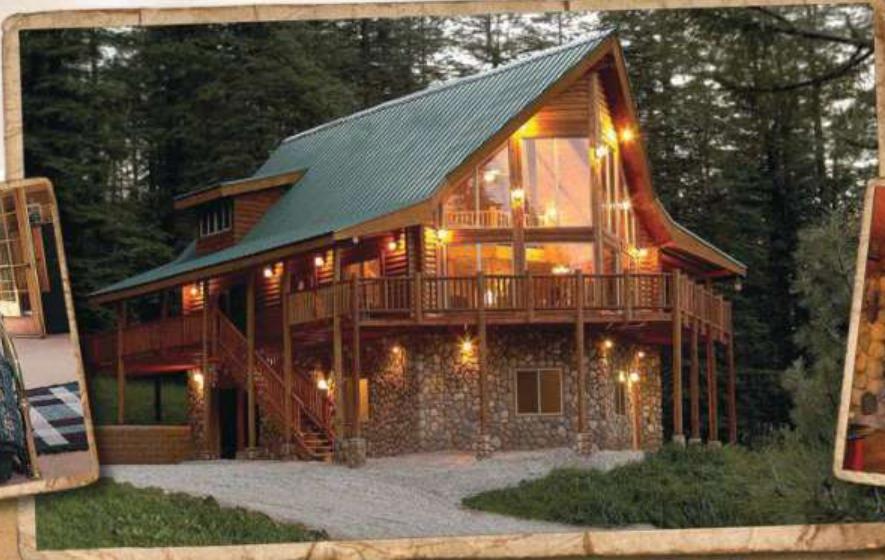
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